



AGENDA

FOR THE

REGULAR BOARD OF ALDERMEN MEETING

OF

TUESDAY, FEBRUARY 17, 2015

AT THE

MANCHESTER POLICE FACILITY
200 HIGHLANDS BOULEVARD DRIVE



REGULAR MEETING OF THE BOARD OF ALDERMEN

NEXT BILL: 15-2214
NEXT ORD: 15-2096
NEXT RES: 15-0517

DATE: TUESDAY, FEBRUARY 17, 2015 – 7:00 p.m.

MEETING TO BE HELD AT THE POLICE FACILITY
200 HIGHLANDS BOULEVARD DRIVE

AGENDA

PAGE NO.

1. Call to Order:
 - a. Pledge of Allegiance to the Flag
 - b. Invocation
2. Roll Call and Statement of Quorum
3. Approval of the Minutes:
 - a. Minutes of the February 2, 2015 Public Hearing in regard to a Special Use Permit Request for a laundry and dry cleaning business 1 - 3
 - b. Minutes of the February 2, 2015 Public Hearing in regard to a modification of the sign regulations in the Planned Business District 4 - 5
 - c. Minutes of the February 2, 2015 Regular Board of Aldermen meeting 6 - 10
4. Establishment of Order of Items on the Agenda
5. Consideration of Petitions and Comments from the Public
 - a. Comments from the Public

6. Reports from the Mayor
 - a. Mayoral Report
7. Reports from the City Administrator
 - a. List of Paid Bills (Warrant dates of February 5 – February 11, 2015) 11 - 28
8. Reports from Committees
 - a. Planning and Zoning Commission
 - b. Manchester Arts
9. Action on Old Bills
 - a. Bill # 15-2210, an Ordinance approving a Special Use Permit for a laundry and dry cleaning business at 14523 Manchester Road - second reading – Alderman Diehl 29 - 48
 - b. Bill # 15-2211, an Ordinance approving a text amendment to the Code relating to signage regulations in the Planned Business District – second reading – Alderman Clement 49 - 61
 - c. Bill # 15-2212, an Ordinance amending the Code of Ordinances relating to the BOCA Code – second reading – Alderman Schrader 62 - 63
 - d. Bill # 15-2213, an Ordinance authorizing contract for participation in St. Louis County Court’s Mental Health/Jail Diversion Program – second reading- Alderman Clement for Alderman Hamill 64 - 69
10. Introduction of New Bills
 - a. Resolution approving contract for the 2015 pool management bid – Alderman Stevens 70 - 73
11. Miscellaneous
 - a. Comments from the Public
12. Adjournment

Note: Due to ongoing City business, all meeting agendas should be considered tentative.

If you are a person with a disability or have special needs in order to participate in this public meeting, please contact City Administrator Andy Hixson no later than 72 hours before the meeting.

For more information, call:

636-227-1385 VOICE

1-800-735-2966 TDD

1-800-735-2466 RELAY MISSOURI

Posted Friday, February 13, 2015 at 10:55 p.m.



**MINUTES OF THE PUBLIC HEARING OF
MONDAY, FEBRUARY 2, 2015
AT 200 HIGHLANDS BOULEVARD DRIVE
REGARDING A SPECIAL USE PERMIT REQUEST
FOR A LAUNDRY AND DRY CLEANING BUSINESS
AT 14523 MANCHESTER ROAD**

Mayor David L. Willson called the Public Hearing of the Board of Aldermen to order at 7:00 p.m.

Roll call showed those present were Alderman Clement, Alderman Stevens, Alderman Hamill, Alderman Ottenad, Alderman Schrader, Alderman Diehl, Mayor Willson and Attorney Gunn. A quorum was present.

The following notice of the public hearing was then read:

“The City of Manchester Board of Aldermen shall hold a public hearing on Monday, February 02, 2015 at 7:00 p.m. at the Manchester Police Facility, 200 Highlands Boulevard Drive, to consider the following:

A request is made by Mark Clements with Hutkin Development Company, on behalf of Sher Care Corporation, for a laundry and dry cleaning business, known as CD One Price Cleaners, to include collection, distribution, and on-site processing at 14523 Manchester Road (Baxter Shops). The property is zoned C-1 Commercial District.”

Mayor Willson advised that first the proponents would speak, then the opponents, and then questions or comments from the public, followed by questions from the members of the Board of Aldermen or the city staff, and then a recommendation from the Planning and Zoning Commission.

Mr. Mike Corrao, Chief Operating Officer for CD One Price Cleaners said they are primarily in the Chicago market with 33 stores and one store in the twin cities in Minnesota. He said they are primarily a franchise organization with 26 franchise stores, and 7 company stores. Mr. Corrao said CD One Price Cleaners is a family-owned operation which started in Houston in 1989, moved to Chicago in 2001, and started franchise operations in 2006. They are environmentally friendly and value oriented.

Mr. Corrao said their business model starts with a deep discount, determined after a competitive price survey, and once the pricing is established, they do a marketing program. To keep customers, they rely on good location, state of the art equipment, trained personnel all uniformed in their stores, and a very high level of customer service which brings in the volume and allows them to do the deep discounts.

Mr. Corrao said their prices are 60-65% below traditional dry cleaning costs in Chicago and about 15% on laundry. All dry cleaning is done at one price, and all laundry is at one price. Men's and women's clothing services are charged at the same price; people know exactly what they will pay before coming to the stores. They also offer free same-day service, "in by 10 out by 5". Customers are notified by e-mail when their garments are ready. Mr. Corrao also stated that music and free Starbucks coffee is available in all stores.

Mr. Corrao said the focus is to have a totally different dry cleaning experience. He said they are not really known as a discount cleaner. They are dedicated to providing a unique value for their customers, a high-quality service at a lower price.

Mr. Corrao advised that the store proposed for location in the Baxter shops will be owned and operated by Pinakin Patel and Peter Patel. He said they own Subway franchises, gas stations, motels, real estate and liquor stores. Mr. Corrao stated that Pinakin Patel is negotiating a second location in St. Louis, and signed an agreement to develop the St. Louis market.

Alderman Ottenad asked how many customers a store handles in a day. She said she noticed in the paperwork that there are 10-14 employees working each day. Also, with everything being collected in filters, she wanted to know how often the filters are cared for.

Mr. Corrao answered that they estimate 250 - 300 visits a day in the store. He added that about 30% of customers take advantage of same day service, so they would be coming in twice the same day. Mr. Corrao said that in regard to front service staff, there are five counters to take care of customers; most of the employees are in production. Mr. Corrao advised that once production is complete, there are perhaps three or four employees in the store.

Mr. Corrao stated that filters are changed regularly, usually within a week. He said there are screens that determine the quality of the solvent, and even if it is two or three days and the filters need changing, it is done. He added that solvent and filters are picked up and delivered professionally. Mr. Corrao said that filters are checked every morning, and they have a waste water system that separates chemicals from the water and distributes the water into the venting system. Nothing is vented outside the store except hot air.

Alderman Clement asked what the timeline is to be in operation.

Mr. Corrao answered that the landlord will require 30-40 days to complete the vanilla shell for them, and it will take 90 days to develop the store itself.

Attorney Gunn stated there is a condition in the Special Use Permit that all flues and vents on the property will be screened from view by appropriate architectural features approved by the

Director of Planning, Zoning and Economic Development. Attorney Gunn asked Mr. Patel, the franchisee, if he understands and accepts that condition, and Mr. Patel stated that he does.

There were no opponents, no questions or comments from the public, and no questions or comments from the staff.

Alderman Clement advised that the Planning and Zoning Commission unanimously recommended this permit.

Mayor Willson closed the public hearing at 7:13 p.m.

Respectfully submitted,

Ruth E. Baker, MMC/MRCC-S
City Clerk

Note: This is a journal of the Public Hearing held February 2, 2015 regarding the Special Use Permit Request for a laundry and dry cleaning business at 14523 Manchester Road, (summary); not a verbatim transcript. If a recording of the public hearing is desired, please contact City Hall.



**MINUTES OF THE PUBLIC HEARING OF
MONDAY, FEBRUARY 2, 2015
AT 200 HIGHLANDS BOULEVARD DRIVE
REGARDING AN AMENDMENT TO THE CODE
MODIFYING SIGN REGULATIONS IN THE
PLANNED BUSINESS DISTRICT**

Mayor David L. Willson called the Public Hearing of the Board of Aldermen to order at 7:13 p.m.

Roll call showed those present were Alderman Clement, Alderman Stevens, Alderman Hamill, Alderman Ottenad, Alderman Schrader, Alderman Diehl, Mayor Willson and Attorney Gunn. A quorum was present.

The following notice of the public hearing was then read:

“The City of Manchester Board of Aldermen shall hold a public hearing on Monday, February 2, 2015 at 7:00 p.m. at the Manchester Police Facility, 200 Highlands Boulevard Drive, to consider the following:

A text amendment is proposed to modify signage regulations in the PBD Planned Business Development District Regulations and the Supplementary Regulations of the Zoning Code.”

Mayor Willson advised that first the proponents would speak, then the opponents, and comments from the public, followed by questions from the members of the Board of Aldermen or the City staff.

Director of Planning, Zoning, and Economic Development Kathy Arnett spoke as a proponent. She advised that the public hearing covers two different areas where changes are being considered, so there will be two Ordinances on the agenda, one for the Planned Business Development District and one for general sign regulations.

Director Arnett stated that the Planned Business Development District was created in 2013. Practical application of the regulations involved has shown that the sign regulations could use some modification & updating. She stated that currently, wall signs, projecting signs, and window signs are allowed. She said that to address the variety of uses allowed in this District and the various location of buildings on lots, four additional signs are being considered. Director Arnett advised that the Planning and Zoning Commission supported adding four different types of signs: ground signs, monument signs, directional signs and electronic message signs. Director Arnett stated that some

information was taken from the C-1 District. She advised that similarities will provide consistency and equality along Manchester Road, but the Planned Business Development District has additional characteristics, so the proposed regulations in that District are more restrictive than C-1. Director Arnett said that changes in size requirements have been added and clarified, such as the maximum height and the maximum square feet for ground signs. The regulations also reflect the City's desire to reduce the number of pylon signs.

Director Arnett said that the second change is primarily for "housekeeping". She said it is in regard to modification of the BOCA Code and the International Building Code. She advised that the BOCA Code was the former code used by St. Louis County for plan review and inspection. She advised that prior to 1990, there were three model building codes across the nation. Now plan review agencies across the country have adopted the International Building Code.

Alderman Schrader said he remembered so many changes two years ago. He wanted to have clarification of what is being changed and why.

Director Arnett answered that much of it has to do with placement of buildings. She stated that in the Planned Business Development District there are many buildings that are built right up to the edge of the highway, and for those locations, wall signs, projecting signs or window signs make sense. She stated that for buildings not on the edge of the right-of-way, those signs are irrelevant and difficult to see, so there is non-visibility along Manchester Road. She stated that by adding monument signs for those buildings, they would have a sign along the right-of-way, and it doesn't need to be attached to the building. Director Arnett stated that as developments have come into the Planned Business Development District, the current sign code just doesn't work for them.

Alderman Clement said he believes it is safe to say these changes will enhance the businesses that are here and allow them to have more visibility. He thinks it is good for Manchester and good for the business community.

There were no opponents, no comments or questions from the public, and no comments or questions from the City staff.

Alderman Clement stated that the Planning and Zoning Commission sent the amendment to the Board of Aldermen with a favorable recommendation.

Mayor Willson closed the public hearing at 7:19 p.m.

Respectfully submitted,

Ruth E. Baker, MMC/MRCC-S
City Clerk

Note: This is a journal of the Public Hearing held February 2, 2015 regarding an amendment to the Code modifying signage regulations in the Planned Business District, (summary); not a verbatim transcript. If a recording of the public hearing is desired, please contact City Hall.



**MINUTES OF THE REGULAR BOARD OF ALDERMEN MEETING
OF MONDAY, FEBRUARY 2, 2015
AT 200 HIGHLANDS BOULEVARD DRIVE**

1. CALL TO ORDER

Mayor David L. Willson called the Regular Board of Aldermen meeting to order at 7:20 p.m.

2. ROLL CALL AND STATEMENT OF QUORUM

Roll call showed those present were Alderman Clement, Alderman Stevens, Alderman Hamill, Alderman Ottenad, Alderman Schrader, Alderman Diehl, Mayor Willson and Attorney Gunn. A quorum was present.

3. APPROVAL OF THE MINUTES

a. Minutes of the January 19, 2015 Regular Board of Aldermen meeting

Alderman Hamill made the motion to approve the Minutes of the January 19, 2015 Regular Board of Aldermen meeting. The motion was seconded by Alderman Clement and carried unanimously, without objection.

4. ESTABLISHMENT OF ORDER OF ITEMS ON THE AGENDA

Alderman Hamill made the motion to approve the Order of Items on the Agenda as presented. The motion was seconded by Alderman Clement and carried unanimously, without objection.

5. CONSIDERATION OF PETITIONS AND COMMENTS FROM THE PUBLIC

a. Introduction of New Police Officer

Chief of Police Timothy Walsh introduced new Police Officer William Todd Clark who came to the City of Manchester recently. Chief Walsh stated that Officer Clark had graduated from the Eastern Missouri Police Academy in 2009 and had worked at the Warren County Sheriff's Department.

- b. Presentation of Proclamation to Molly McKay of Eagle Bank honoring her award of West County Young Professional of the Year

Mayor David L. Willson presented a Proclamation to Molly McKay of Eagle Bank in Manchester in honor of her award of being named the West St. Louis County Chamber of Commerce “West County Young Professional of the Year”.

- c. Comments from the Public

There were none.

6. REPORTS FROM THE MAYOR

- a. Mayoral Report

Mayor Willson reported that he attended the Musical at Barrett’s School on January 21, along with City Administrator Hixson and Alderman Stevens. He attended the St. Louis County Municipal League meeting on January 22, honoring Tim Fischesser who has retired. On January 23, the Mayor and City Administrator went to the Parkway Administrators Update and then the West St. Louis County Chamber of Commerce awards banquet. Mayor Willson attended the Planning and Zoning meeting on January 26 and the staff meeting on January 29.

Mayor Willson announced that Manchester has been ranked as number two in the top ten safest cities in Missouri. The Mayor stated that Chesterfield was ranked as number one; Manchester as number two, and Clayton as number three. He congratulated the Police Department, the citizens, and all involved for this accomplishment.

7. REPORTS FROM THE CITY ADMINISTRATOR

- a. Announcement of next meeting date to be Tuesday, February 17 because of holiday

City Administrator Andy Hixson stated that because of the upcoming holiday, the next Regular Board of Aldermen meeting will be held on Tuesday, February 17.

- b. List of Paid Bills (Warrant dates of January 18 – January 31, 2015)

There were no questions.

8. REPORTS FROM COMMITTEES

- a. Planning and Zoning Commission

Alderman Clement stated there were three cases on the January 26 agenda. The site plan approval request for home expansion at 745 Oklahoma Avenue was approved unanimously. The site plan approval request for brand new construction was also approved unanimously, and the text amendment about mobile food trucks was discussed and was tabled for more study.

- b. Manchester Arts

Alderman Stevens informed everyone that the next event will be a focus photography competition on April 17 and 18. Alderman Stevens said she is encouraging entries for the event. Alderman Stevens advised that the Manchester Arts Council plans to submit an application for a grant to the St. Louis County Regional Arts Council to help support the focus judging and awards. Another application to the St. Louis County Regional Arts Council is a broader general grant, and if received, detailed information will be supplied to the members of the Board of Aldermen.

Alderman Clement stated that the musical performance at Barretts School was a wonderful opportunity; it was great to see not only the talent and entertainment, but the learning opportunities in the program, too.

Alderman Clement called attention to the beautiful artwork of the Parkway honor students from the arts department which is on display currently. He said there will be a formal opening on Friday night between 6:00 p.m. and 8:00 p.m. to recognize the seniors from Parkway who have their artwork on display.

9. ACTION ON OLD BILLS

- a. There were none.

10. INTRODUCTION OF NEW BILLS

- a. BILL APPROVING A SPECIAL USE PERMIT FOR A LAUNDRY AND DRY CLEANING BUSINESS AT 14523 MANCHESTER ROAD

Alderman Diehl introduced Bill # 15-2210, entitled: "AN ORDINANCE CREATING A SPECIAL USE PERMIT AND GRANTING THE SAME TO STL CLEANERS, LLC, DOING BUSINESS AS CD ONE PRICE CLEANERS TO OPERATE A LAUNDRY AND DRY CLEANING BUSINESS AT 14523 MANCHESTER ROAD, AS PROVIDED FOR IN SECTION 405.240(C)(5)(f) OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER", by title only.

There being no questions, no further action at this time.

- b. BILL APPROVING A TEXT AMENDMENT TO THE CODE RELATING TO SIGNAGE REGULATIONS IN THE PLANNED BUSINESS DISTRICT

Alderman Clement introduced Bill # 15-2211, entitled: "AN ORDINANCE AMENDING SECTION 405.285(E)(2)(e) OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER RELATING TO SIGNS IN THE PLANNED BUSINESS DISTRICT OF THE CITY OF MANCHESTER", by title only.

There being no questions, no further action at this time.

- c. BILL AMENDING THE CODE OF ORDINANCES RELATING TO THE BOCA CODE

Alderman Schrader introduced Bill # 15-2212, entitled: "AN ORDINANCE AMENDING CERTAIN PORTIONS OF SECTION 405.320 OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER RELATING TO REFERENCES THEREIN TO THE BOCA CODE", by title

only.

There being no questions, no further action at this time.

d. BILL AUTHORIZING CONTRACT FOR PARTICIPATION IN ST. LOUIS COUNTY COURT'S MENTAL HEALTH/JAIL DIVERSION PROGRAM

Alderman Hamill introduced Bill # 15-2213, entitled: "AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE ON BEHALF OF THE CITY OF MANCHESTER A CONTRACT WITH ST. LOUIS COUNTY, MISSOURI FOR MUNICIPAL ORDINANCE PROSECUTION IN THE ST. LOUIS COUNTY MUNICIPAL COURT'S MENTAL HEALTH/JAIL DIVERSION PROGRAM", by title only.

Alderman Ottenad asked what the City of Manchester did previously with mental health cases.

City Attorney Patrick Gunn answered that the court dealt with those cases in those rare instances when it was necessary. There is a heightened sensitivity of what is available now as a resource.

There being no further questions or comments, no further action at this time.

e. RESOLUTION APPROVING SUBMISSION OF GRANT APPLICATION FOR ENFORCEMENT OF DRIVING WHILE INTOXICATED VIOLATIONS

Alderman Stevens introduced proposed Resolution # 15-0515, entitled: "A RESOLUTION APPROVING THE SUBMISSION OF AN APPLICATION FOR A HIGHWAY SAFETY TRAFFIC ENFORCEMENT GRANT FROM THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION FOR FUNDING IN AN AMOUNT NOT TO EXCEED FIVE THOUSAND FORTY DOLLARS (\$5,040.00) FOR ENFORCEMENT OF DRIVING WHILE INTOXICATED VIOLATIONS IN THE CITY OF MANCHESTER", by title only.

Alderman Stevens made the motion for approval of Resolution # 15-0515. The motion was seconded by Alderman Clement and carried unanimously, without objection.

f. RESOLUTION APPROVING SUBMISSION OF GRANT APPLICATION FOR ENFORCEMENT OF HAZARDOUS MOVING VIOLATIONS

Alderman Stevens introduced proposed Resolution # 15-0516, entitled: "A RESOLUTION APPROVING THE SUBMISSION OF AN APPLICATION FOR A HIGHWAY SAFETY TRAFFIC ENFORCEMENT GRANT FROM THE MISSOURI HIGHWAYS AND TRANSPORTATION COMMISSION FOR FUNDING IN AN AMOUNT NOT TO EXCEED FIVE THOUSAND FORTY DOLLARS (\$5,040.00) FOR ENFORCEMENT OF HAZARDOUS MOVING VIOLATIONS IN THE CITY OF MANCHESTER", by title only.

Alderman Stevens made the motion for approval of Resolution # 15-0516. The motion was seconded by Alderman Hamill and carried unanimously, without objection.

11. MISCELLANEOUS

Agenda Item 30

a. Comments from the Public

There were none.

12. ADJOURNMENT

At 7:39 p.m., there being no further business, Alderman Clement made the motion to adjourn. The motion was seconded by Alderman Hamill and carried unanimously, without objection. The meeting adjourned at 7:39 p.m.

Respectfully submitted,

Ruth E. Baker, MMC/MRCC-S
City Clerk

Note: This is a journal of the Board of Aldermen meeting held February 2, 2015 (summary); not a verbatim transcript. If a recording of the meeting is desired, please contact City Hall.



Manchester, MO

Check Register

Packet: APPKT00512 - 20150205

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: APBNK-APBNK						
1429	Adgraphix	02/05/2015	Regular	0.00	131.00	43318
0010	Ameren Missouri	02/05/2015	Regular	0.00	498.41	43319
0051	Bo Beuckman Ford	02/05/2015	Regular	0.00	52.90	43320
1944	Broadway Ford Truck Sales, Inc.	02/05/2015	Regular	0.00	14.86	43321
0060	Bussen Quarries, Inc.	02/05/2015	Regular	0.00	286.94	43322
1037	Canon Financial Services, Inc.	02/05/2015	Regular	0.00	157.66	43323
0087	Contractor's Welding, Inc.	02/05/2015	Regular	0.00	195.89	43324
2460	Crest Industries, Inc.	02/05/2015	Regular	0.00	88.80	43325
1805	Eureka Rental LLC	02/05/2015	Regular	0.00	22.80	43326
2173	Family Support Payment Center	02/05/2015	Regular	0.00	213.70	43327
2173	Family Support Payment Center	02/05/2015	Regular	0.00	250.00	43328
0135	Grainger	02/05/2015	Regular	0.00	22.40	43329
1720	Heavy Duty Equipment	02/05/2015	Regular	0.00	50.80	43330
1028	John Fabick Tractor Co.	02/05/2015	Regular	0.00	397.30	43331
0903	K & K Supply	02/05/2015	Regular	0.00	111.08	43332
0174	Laclede Gas Company	02/05/2015	Regular	0.00	1,748.47	43333
0183	Leon Uniform	02/05/2015	Regular	0.00	1,189.07	43334
2266	Midwest Electronic Systems, Inc.	02/05/2015	Regular	0.00	75.00	43335
1933	Missouri Dept. of Natural Resources	02/05/2015	Regular	0.00	250.00	43336
0182	Missouri Lawyers Media	02/05/2015	Regular	0.00	36.40	43337
2540	NAPA Auto Parts	02/05/2015	Regular	0.00	156.15	43338
2157	Peak Software Systems, Inc.	02/05/2015	Regular	0.00	2,974.00	43339
1401	Recreonics, Inc.	02/05/2015	Regular	0.00	1,357.20	43340
0897	Reliance Automotive, Inc.	02/05/2015	Regular	0.00	22.65	43341
0293	S.L.A.C.M.A.	02/05/2015	Regular	0.00	50.00	43342
0284	Safety-Kleen Corporation	02/05/2015	Regular	0.00	163.82	43343
0285	Sam's Club / GEFC	02/05/2015	Regular	0.00	233.89	43344
2038	Southern Computer Warehouse	02/05/2015	Regular	0.00	170.80	43345
0315	Stonegate Auto Parts Inc.	02/05/2015	Regular	0.00	654.22	43346
2328	Sydenstricker Implement Co.	02/05/2015	Regular	0.00	25.22	43347
1730	Tennis Machines, Inc.	02/05/2015	Regular	0.00	50.00	43348
0324	Terrafile Incorporated	02/05/2015	Regular	0.00	344.00	43349
1652	Tope Plumbing, Inc.	02/05/2015	Regular	0.00	9,589.00	43350
0344	West Payment Center	02/05/2015	Regular	0.00	376.77	43351
0311	WirelessUSA	02/05/2015	Regular	0.00	530.00	43352

Bank Code APBNK Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	75	35	0.00	22,491.20
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	75	35	0.00	22,491.20



Manchester, MO

Check Register

Packet: APPKT00514 - 20150205 II

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
0274	Police Dept. Petty Cash	02/05/2015	Regular	0.00	107.70	43353

Bank Code APBNK Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	9	1	0.00	107.70
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	9	1	0.00	107.70



Manchester, MO

Check Register

Packet: APPKT00520 - Check Run 20150211

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: APBNK-APBNK						
0009	Ameren Missouri	02/11/2015	Regular	0.00	18,708.66	43354
1270	Aquatic Technology, Inc.	02/11/2015	Regular	0.00	4,172.04	43355
1029	Aramark Uniform Services	02/11/2015	Regular	0.00	261.87	43356
0299	AT&T	02/11/2015	Regular	0.00	149.67	43357
0047	Barnes Care	02/11/2015	Regular	0.00	96.00	43358
0050	Blue Chip Exterminating, Inc.	02/11/2015	Regular	0.00	89.00	43359
0051	Bo Beuckman Ford	02/11/2015	Regular	0.00	46.34	43360
0529	Bobcat of St Louis	02/11/2015	Regular	0.00	2,218.98	43361
2111	BounceU	02/11/2015	Regular	0.00	100.00	43362
2290	Cintas Document Management	02/11/2015	Regular	0.00	56.16	43363
2424	Contemporary Productions, LLC	02/11/2015	Regular	0.00	1,125.00	43364
0090	County Treasurer - St. Louis Co.	02/11/2015	Regular	0.00	522.00	43365
2460	Crest Industries, Inc.	02/11/2015	Regular	0.00	11.35	43366
1629	East-West Gateway Council of Govern	02/11/2015	Regular	0.00	3,320.00	43367
2529	Event Partners Sales & Consulting, L	02/11/2015	Regular	0.00	1,520.00	43368
1877	Ferguson Enterprises, Inc.	02/11/2015	Regular	0.00	23.57	43369
1116	Firestone Complete Auto Care	02/11/2015	Regular	0.00	135.98	43370
0340	Fred Weber, Inc.	02/11/2015	Regular	0.00	195.65	43371
1272	Frost Electric Supply Co.	02/11/2015	Regular	0.00	167.30	43372
1419	Gene Ackmann	02/11/2015	Regular	0.00	300.00	43373
1720	Heavy Duty Equipment	02/11/2015	Regular	0.00	3.70	43374
1269	Kiesler's Police Supply, Inc.	02/11/2015	Regular	0.00	1,452.50	43375
0859	Kirkwood Material Supply, Inc.	02/11/2015	Regular	0.00	93.00	43376
1154	Landscape Structures, Inc.	02/11/2015	Regular	0.00	49,633.00	43377
1293	Lowe's Companies, Inc.	02/11/2015	Regular	0.00	889.42	43378
1410	Metropark Communications, Inc.	02/11/2015	Regular	0.00	2,175.63	43379
0223	Missouri Dept. Of Revenue - County	02/11/2015	Regular	0.00	1,859.63	43380
0231	MSLACA	02/11/2015	Regular	0.00	90.00	43381
2540	NAPA Auto Parts	02/11/2015	Regular	0.00	166.83	43382
0643	NuWay Concrete Forms, Inc.	02/11/2015	Regular	0.00	511.42	43383
1651	Office of the Circuit Clerk	02/11/2015	Regular	0.00	92.98	43384
1492	Overhead Door Company of St. Loui	02/11/2015	Regular	0.00	266.00	43385
2079	Ozarc/Gas Equipment & Supply, Inc.	02/11/2015	Regular	0.00	21.50	43386
0141	Patrick R. Gunn	02/11/2015	Regular	0.00	4,650.00	43387
2157	Peak Software Systems, Inc.	02/11/2015	Regular	0.00	2,974.00	43388
1082	Petty Cash by Eileen Collins	02/11/2015	Regular	0.00	38.88	43389
0268	Praxair Distribution Inc.	02/11/2015	Regular	0.00	99.59	43390
1276	Premier Polysteel	02/11/2015	Regular	0.00	5,502.00	43391
0360	Purcell Tire Co.	02/11/2015	Regular	0.00	408.41	43392
1401	Recreonics, Inc.	02/11/2015	Regular	0.00	191.25	43393
0897	Reliance Automotive, Inc.	02/11/2015	Regular	0.00	89.95	43394
2618	Rotary Club of West St. Louis County	02/11/2015	Regular	0.00	187.50	43395
0285	Sam's Club / GEFCF	02/11/2015	Regular	0.00	309.28	43396
2098	Scott's Power Equipment, Inc.	02/11/2015	Regular	0.00	1,480.00	43397
0291	Simpson Construction Material, LLC	02/11/2015	Regular	0.00	178.31	43398
2038	Southern Computer Warehouse	02/11/2015	Regular	0.00	321.29	43399
0315	Stonegate Auto Parts Inc.	02/11/2015	Regular	0.00	415.75	43400
0324	Terrafile Incorporated	02/11/2015	Regular	0.00	43.00	43401
1652	Tope Plumbing, Inc,	02/11/2015	Regular	0.00	2,260.00	43402
0310	Treasurer, St. Louis County	02/11/2015	Regular	0.00	565.55	43403
0331	Treasurer-State of Missouri	02/11/2015	Regular	0.00	261.00	43404
1415	UMB Bank N.A.	02/11/2015	Regular	0.00	541,800.00	43405
0337	Valley Material	02/11/2015	Regular	0.00	1,815.90	43406
2313	Vincent Golomski	02/11/2015	Regular	0.00	200.00	43407

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Check Register

Packet: APPKT00520-Check Run 20150211

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
0311	WirelessUSA	02/11/2015	Regular	0.00	102.94	43408

Bank Code APBNK Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	100	55	0.00	654,369.78
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	100	55	0.00	654,369.78



Manchester, MO

Board Approval Report

By Vendor Name

Payment Dates 2/5/2015 - 2/5/2015

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
Vendor: 1429 - Adgraphix	INV0000498	Passenger side graphics	Unit #419	Vehicle - Maintenance & Rep	10-470-4285	02/04/2015	131.00
Vendor: 0010 - Ameren Missouri	INV0000508	359 Old Meramec Station Rd	359 Old Meramec Station Rd	Electric	10-460-4235	02/04/2015	487.75
02/05/2015	INV0000509	Bridge Irrigation	12/25/14 to 1/26/15	Electric	10-470-4235	02/04/2015	10.66
Vendor: 0051 - Bo Beuckman Ford	277462	Fuel pump control module - Car 423	Fuel pump control module - Car 423	Vehicle - Maintenance & Rep	10-470-4285	01/07/2015	52.90
02/05/2015							
Vendor: 1944 - Broadway Ford Truck Sales, Inc.	INV0000506	Fuel filter assembly seals	Truck 160	Vehicle - Maintenance & Rep	10-470-4285	02/04/2015	14.86
02/05/2015							
Vendor: 0060 - Bussen Quarries, Inc.	155480 - #MANCIT	(1) Load 2" Clean Stone - Ticket #306461	(1) Load 2" Clean Stone - Ticket #306461	Parks-Maintenance & Repair	10-460-4312	01/12/2015	56.00
02/05/2015	155481	7.5 tons 2" Clean stone - ticket #306472	7.5 tons 2" Clean stone - ticket #306472	Parks-Maintenance & Repair	10-460-4312	01/12/2015	60.00
02/05/2015	155848	8.72 tons MSD1 Stone - ticket #50232616	8.72 tons MSD1 Stone - ticket #50232616	Concrete Street Replacement	50-470-6310	01/19/2015	81.10
02/05/2015	155849	9.66 tons MSD1 Stone - Ticket #50232603	9.66 tons MSD1 Stone - Ticket #50232603	Capital Improvement	70-470-4500	01/19/2015	89.88
Vendor: 1037 - Canon Financial Services, Inc.	14542590	Copier Lease - Jan. '15 & Usage fees-Dec. '14	Copier Lease - Jan. '15 & Usage fees-Dec. '14	Equipment Rental	10-425-4280	01/13/2015	157.86
02/05/2015							
Vendor: 0087 - Contractor's Welding, Inc.	80719	4'x8'x3/16 metal for new covers oil & debris cont.	4'x8'x3/16 metal for new covers oil & debris cont.	Building - Maintenance & Re	10-470-4295	01/14/2015	195.89
02/05/2015							
Vendor: 2460 - Crest Industries, Inc.	2231035	Hydraulic hose made for Bobcat point breaker	Hydraulic hose made for Bobcat point breaker	Equipment - Maintenance &	10-470-4290	01/14/2015	88.80
02/05/2015							
Vendor 0010 - Ameren Missouri Total:							498.41
Vendor 0051 - Bo Beuckman Ford Total:							52.90
Vendor 1944 - Broadway Ford Truck Sales, Inc. Total:							14.86
Vendor 0060 - Bussen Quarries, Inc. Total:							286.94
Vendor 1037 - Canon Financial Services, Inc. Total:							157.86
Vendor 0087 - Contractor's Welding, Inc. Total:							195.89
Vendor 2460 - Crest Industries, Inc. Total:							88.80

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Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/05/2015	INV0000512	Mower repair	Bushing .75 x 1.00 x 1.00 Pla	Equipment - Maintenance &	10-460-4290	02/04/2015	22.60
Vendor: 1805 - Eureka Rental LLC							
02/05/2015	9639111880	(2) Electronic Ballast T8 Lamps for Pool lights	(2) Electronic Ballast T8 Lamps for Pool lights	Building - Maintenance & Re	10-450-4295	01/14/2015	22.80
Vendor: 0135 - Grainger							
02/05/2015	118263	(4) Straps	(4) Straps	Equipment - Maintenance &	10-460-4290	01/12/2015	50.80
Vendor: 1720 - Heavy Duty Equipment							
02/05/2015	PIFE1176665	Repair to Cat 420D back hoe exhaust pipe & clamp	Repair to Cat 420D back hoe exhaust pipe & clamp	Vehicle - Maintenance & Rep	10-470-4285	01/14/2015	287.02
02/05/2015	PIFE1176666	Back hoe hood latch striker, release cable, spring	Back hoe hood latch striker, release cable, spring	Vehicle - Maintenance & Rep	10-470-4285	01/14/2015	110.28
Vendor: 1028 - John Fabick Tractor Co.							
02/05/2015	485962	Bar oil pump drive gear, air filter for Chain saw	Bar oil pump drive gear, air filter for Chain saw	Equipment - Maintenance &	10-470-4290	01/12/2015	34.26
02/05/2015	485975	Bar oil pump for Stihl 044 Chain Saw	Bar oil pump for Stihl 044 Chain Saw	Equipment - Maintenance &	10-470-4290	01/12/2015	76.82
Vendor: 0903 - K & K Supply							
02/05/2015	INV0000507	12/22/14 to 1/22/15	14318 Manchester Road	Gas	10-420-4240	02/04/2015	526.49
02/05/2015	INV0000507	12/22/14 to 1/22/15	359 Old Meramec Sta - Maintenance	Gas	10-460-4240	02/04/2015	253.37
02/05/2015	INV0000507	12/22/14 to 1/22/15	359 Old Meramec Station Rd	Gas	10-460-4240	02/04/2015	126.79
02/05/2015	INV0000507	12/22/14 to 1/22/15	800 2nd Street	Gas	10-470-4240	02/04/2015	841.82
Vendor: 0174 - Laclede Gas Company							
02/05/2015	INV0000515	Shaw	SS Polo	Uniforms & Equipment	10-440-4160	02/04/2015	67.00
02/05/2015	INV0000515	Shaw	Khaki pants	Uniforms & Equipment	10-440-4160	02/04/2015	91.00
02/05/2015	INV0000516	Davis	LS Polo	Uniforms & Equipment	10-440-4160	02/04/2015	73.90
02/05/2015	INV0000516	Davis	Cargo Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	195.98
02/05/2015	INV0000517	Banas	Duty trousers	Uniforms & Equipment	10-440-4160	02/04/2015	-60.99
02/05/2015	INV0000518	Lt. Smith	Cargo Trouser	Uniforms & Equipment	10-440-4160	02/04/2015	99.00
02/05/2015	INV0000518	Lt. Smith	Collar extender	Uniforms & Equipment	10-440-4160	02/04/2015	5.98
02/05/2015	INV0000519	Darling	Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	86.00
02/05/2015	INV0000520	PO Clark	Cargo Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	148.50
02/05/2015	INV0000520	PO Clark	Gun belt	Uniforms & Equipment	10-440-4160	02/04/2015	68.95
02/05/2015	INV0000520	PO Clark	Keeper Hidden Snap - BW	Uniforms & Equipment	10-440-4160	02/04/2015	22.00
02/05/2015	INV0000520	PO Clark	Navy Public Safety Fleece	Uniforms & Equipment	10-440-4160	02/04/2015	80.95
Vendor: 0183 - Leon Uniform							
02/05/2015	INV0000515	Shaw	SS Polo	Uniforms & Equipment	10-440-4160	02/04/2015	67.00
02/05/2015	INV0000515	Shaw	Khaki pants	Uniforms & Equipment	10-440-4160	02/04/2015	91.00
02/05/2015	INV0000516	Davis	LS Polo	Uniforms & Equipment	10-440-4160	02/04/2015	73.90
02/05/2015	INV0000516	Davis	Cargo Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	195.98
02/05/2015	INV0000517	Banas	Duty trousers	Uniforms & Equipment	10-440-4160	02/04/2015	-60.99
02/05/2015	INV0000518	Lt. Smith	Cargo Trouser	Uniforms & Equipment	10-440-4160	02/04/2015	99.00
02/05/2015	INV0000518	Lt. Smith	Collar extender	Uniforms & Equipment	10-440-4160	02/04/2015	5.98
02/05/2015	INV0000519	Darling	Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	86.00
02/05/2015	INV0000520	PO Clark	Cargo Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	148.50
02/05/2015	INV0000520	PO Clark	Gun belt	Uniforms & Equipment	10-440-4160	02/04/2015	68.95
02/05/2015	INV0000520	PO Clark	Keeper Hidden Snap - BW	Uniforms & Equipment	10-440-4160	02/04/2015	22.00
02/05/2015	INV0000520	PO Clark	Navy Public Safety Fleece	Uniforms & Equipment	10-440-4160	02/04/2015	80.95

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Payment Dates: 2/5/2015 - 2/5/2015

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/05/2015	INV0000520	PO Clark	Cargo Trousers	Uniforms & Equipment	10-440-4160	02/04/2015	99.00
02/05/2015	INV0000520	PO Clark	Utili-T crew (3Pk)	Uniforms & Equipment	10-440-4160	02/04/2015	29.95
02/05/2015	INV0000520	PO Clark	Raincoat	Uniforms & Equipment	10-440-4160	02/04/2015	81.95
02/05/2015	INV0000520	PO Clark	LS Zip Shirt	Uniforms & Equipment	10-440-4160	02/04/2015	60.95
02/05/2015	INV0000520	PO Clark	Belt 1.5" Full velcro basket	Uniforms & Equipment	10-440-4160	02/04/2015	38.95
Vendor: 2266 - Midwest Electronic Systems, Inc.							1,189.07
02/05/2015	INV0000499	Monitoring	1/1 to 3/31/2015	Building - Maintenance & Re	10-470-4295	02/04/2015	75.00
Vendor: 1933 - Missouri Dept. of Natural Resources							75.00
02/05/2015	34601505613	State operating permit - MO Clean Water Law	State operating permit under MO Clean Water Law	Storm Water Projects	60-470-6510	01/12/2015	250.00
Vendor: 0182 - Missouri Lawyers Media							250.00
02/05/2015	INV0000510	Request for bids	Aquatic Bldg/Pavilion Roofing project	Newspaper Notices	10-420-4185	01/09/2015	36.40
Vendor: 2540 - NAPA Auto Parts							36.40
02/05/2015	100845	(2) Batteries - Truck 220	(2) Batteries - Truck 220	Vehicle - Maintenance & Rep	10-470-4285	01/05/2015	161.81
02/05/2015	101285	Connector & Fuel line hose - Wacker BS600 compactor	Connector, Fuel line hose - Wacker BS600 Compactor	Equipment - Maintenance &	10-470-4290	01/08/2015	5.10
02/05/2015	101286	Credit for Wacker connector exchanged for fittings	Credit for Wacker connector exchanged for fittings	Equipment - Maintenance &	10-470-4290	01/08/2015	-0.13
02/05/2015	101630	Credit for battery returned - purchased - inv.100845	Credit for battery returned - purchased - inv.100845	Vehicle - Maintenance & Rep	10-470-4285	01/12/2015	-89.62
02/05/2015	101631	Core deposit - battery - truck 220	Core deposit - battery - truck 220	Vehicle - Maintenance & Rep	10-470-4285	01/12/2015	15.00
02/05/2015	INV0000521	Battery	Car 401	Vehicle - Maintenance & Rep	10-470-4285	02/04/2015	63.99
Vendor: 2157 - Peak Software Systems, Inc.							156.66
02/05/2015	INV0000514	Sportsman Software	12 mo SQL membership	Equipment - Maintenance &	10-425-4290	02/04/2015	529.00
02/05/2015	INV0000514	Sportsman Software	Internet 12 month	Equipment - Maintenance &	10-425-4290	02/04/2015	529.00
02/05/2015	INV0000514	Sportsman Software	Internet login 12 month	Equipment - Maintenance &	10-425-4290	02/04/2015	219.00
02/05/2015	INV0000514	Sportsman Software	Sportsman SQL Core 12 month	Equipment - Maintenance &	10-425-4290	02/04/2015	789.00
02/05/2015	INV0000514	Sportsman Software	POS 12 month	Equipment - Maintenance &	10-425-4290	02/04/2015	529.00
02/05/2015	INV0000514	Sportsman Software	Off-site back up and monitoring 12 month	Equipment - Maintenance &	10-425-4290	02/04/2015	379.00
Vendor: 0274 - Police Dept. Petty Cash							2,974.00
02/05/2015	CM0000036	Reverse Label Maker refill tape	Reverse Label Maker refill tape	Office Supplies	10-440-4215	02/05/2015	-15.05

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Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/05/2015	08946	(2) Case Bottled Water	(2) Case Bottled Water	Miscellaneous	10-470-4325	01/20/2015	7.96
02/05/2015	INV0000500	Bottled water	Bottled water	Miscellaneous	10-470-4325	02/04/2015	11.94
Vendor: 0238 - Sam's Club / GECF Total:							233.89
Vendor: 0238 - Southern Computer Warehouse							
02/05/2015	INV0000522	HP Black cartridge	Laserjet Pro M401-M425	Office Supplies	10-440-4215	02/04/2015	170.80
Vendor: 0315 - Stonegate Auto Parts Inc.							
02/05/2015	412776	Headlight bulbs-stock, Plug pigtail - car 422	Headlight bulbs-stock, Plug pigtail - car 422	Vehicle - Maintenance & Rep	10-470-4285	01/02/2015	81.19
02/05/2015	413003	Fuel pump assy - Car 423	Fuel pump assy - Car 423	Vehicle - Maintenance & Rep	10-470-4285	01/05/2015	191.09
02/05/2015	413048	Power steering hose - truck 150	Power steering hose - truck 150	Vehicle - Maintenance & Rep	10-470-4285	01/05/2015	31.90
02/05/2015	413367	Rear warning light brackets - truck 185	Rear warning light brackets - truck 185	Vehicle - Maintenance & Rep	10-470-4285	01/08/2015	75.92
02/05/2015	413678	Small Equip. Spark Plugs - Stock	Small Equip. Spark Plugs - Stock	Equipment - Maintenance &	10-470-4290	01/12/2015	23.10
02/05/2015	413861	Service filters - Truck 160	Service filters - Truck 160	Vehicle - Maintenance & Rep	10-470-4285	01/13/2015	105.26
02/05/2015	414192	Driveshaft support bearing - Truck 120	Driveshaft support bearing - Truck 120	Vehicle - Maintenance & Rep	10-470-4285	01/16/2015	94.00
02/05/2015	414326	1 5/8" 6 point 3/4" drive socket	1 5/8" 6 point 3/4" drive socket	Small Tools & Equipment	10-470-4320	01/19/2015	29.50
02/05/2015	414407	Exchanged Drive shaft support bearing - Truck 120	Exchanged driveshaft support bearing - truck 120	Vehicle - Maintenance & Rep	10-470-4285	01/19/2015	-25.30
02/05/2015	414470	Grease gun hoses - shop tool	Grease gun hoses - shop tool	Small Tools & Equipment	10-470-4320	01/20/2015	28.48
02/05/2015	INV0000505	Tire valve stems	Stock	Equipment Rental	10-470-4280	02/04/2015	9.54
02/05/2015	INV0000505	Tire valve stems	S650 Bobcat	Vehicle - Maintenance & Rep	10-470-4285	02/04/2015	9.54
Vendor: 0315 - Stonegate Auto Parts Inc. Total:							654.22
Vendor: 2328 - Sydenstricker Implement Co.							
02/05/2015	561689	Outer fan housing for small blower	Outer fan housing for small blower	Equipment - Maintenance &	10-460-4290	01/15/2015	25.22
Vendor: 1730 - Tennis Machines, Inc.							
02/05/2015	195892	Gamma Bucket-O-Balls (48) Ct. Pressureless Balls	Gamma Bucket-O-Balls (48) Ct. Pressureless Balls	Recreation Supplies	10-460-4225	01/13/2015	50.00
Vendor: 0324 - Terrafil Incorporated							
02/05/2015	0000001557	(2) Loads Clean Fill to Landfill	(2) Loads Clean Fill to Landfill	Concrete Street Replacemen	50-470-6310	01/15/2015	86.00
02/05/2015	0000001575	(3) Loads Clean fill to landfill	(3) Loads Clean fill to landfill	Concrete Street Replacemen	50-470-6310	01/16/2015	129.00
02/05/2015	0000001593	(1) Load Clean fill to Landfill	(1) Load Clean fill to Landfill	Concrete Street Replacemen	50-470-6310	01/19/2015	43.00
02/05/2015	0000001611	(2) Loads Clean Fill to Landfill	(2) Loads Clean Fill to Landfill	Concrete Street Replacemen	50-470-6310	01/20/2015	86.00
Vendor: 0324 - Terrafil Incorporated Total:							344.00
Vendor: 1652 - Tope Plumbing, Inc.							
02/05/2015	98497	Sewer Repair - 825 Lirnage	Sewer Repair - 825 Lirnage	Capital Improvement	70-470-4500	01/19/2015	2,420.00

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Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/05/2015	98498	Sewer Repair - 9 Leaside	Sewer Repair - 9 Leaside	Capital Improvement	70-470-4500	01/19/2015	2,410.00
02/05/2015	98499	Sewer Repair - 1755 Tralee	Sewer Repair - 1755 Tralee	Capital Improvement	70-470-4500	01/19/2015	2,160.00
02/05/2015	98500	Sewer Repair - 809 Bromfiel	Sewer Repair - 809 Bromfiel	Capital Improvement	70-470-4500	01/19/2015	2,599.00
Vendor: 0344 - West Payment Center							9,589.00
02/05/2015	INV0000511	Municipal Legal Forms vol 1B Pt 1	Municipal Legal Forms vol 1B Pt 1	Office Supplies	10-420-4215	02/04/2015	376.77
Vendor: 0344 - West Payment Center Total:							376.77
02/05/2015	INV0000523	Radio Repairs	Radio Repairs	Equipment - Maintenance &	10-440-4290	02/04/2015	530.00
Vendor 0311 - WirelessUSA							530.00
Vendor 0311 - WirelessUSA Total:							530.00
Grand Total:							22,135.20

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Manchester, MO

Board Approval Report

By Vendor Name

Payment Dates 2/11/2015 - 2/11/2015

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
Vendor: 0009 - Ameren Missouri							
02/11/2015	03410-04013 - 2/5/15	Lighting Service 1/01-2/01/1	Lighting Service 1/01-2/01/1	Street Lighting	10-470-4236	02/05/2015	18,708.66
Vendor 0009 - Ameren Missouri Total:							18,708.66
Vendor: 1270 - Aquatic Technology, Inc.							
02/11/2015	126025	UltraMax w/120' Cord & Ultra Kart	UltraMax w/120' Cord & Ultra Kart	Machinery and Equipment	60-450-6410	01/17/2015	4,172.04
Vendor 1270 - Aquatic Technology, Inc. Total:							4,172.04
Vendor: 1029 - Aramark Uniform Services							
02/11/2015	452-8371827	Uniforms cleaned, Mats & Shop Towels, Mats-1/28/15	Mats - 1/28/15	Uniforms & Equipment	10-460-4160	01/28/2015	9.50
02/11/2015	452-8371827	Uniforms cleaned, Mats & Shop Towels, Mats-1/28/15	Uniforms cleaned - 1/28/15	Uniforms & Equipment	10-470-4160	01/28/2015	103.91
02/11/2015	452-8371827	Uniforms cleaned, Mats & Shop Towels, Mats-1/28/15	Mats & Shop Towels - 1/28/15	Building - Maintenance & Re	10-470-4295	01/28/2015	33.95
02/11/2015	452-8397381	Shop towels, Mats-2/4/15	Mats - 2/4/15	Uniforms & Equipment	10-460-4160	02/04/2015	9.50
02/11/2015	452-8397381	Uniforms cleaned, Mats & Shop towels, Mats-2/4/15	Uniforms cleaned - 2/4/15	Uniforms & Equipment	10-470-4160	02/04/2015	107.76
02/11/2015	452-8397381	Uniforms cleaned, Mats & Shop towels, Mats-2/4/15	Mats & Shop towels - 2/4/15	Building - Maintenance & Re	10-470-4295	02/04/2015	33.95
02/11/2015	CR-452-8371827-EasyCare	Credit for Easy Care Chg on uniforms - 1/28/15	Credit for Easy Care Chg on uniforms - 1/28/15	Uniforms & Equipment	10-470-4160	01/28/2015	-36.70
Vendor 1029 - Aramark Uniform Services Total:							261.87
Vendor: 0299 - AT&T							
02/11/2015	314A73-0690862-4	Phone service - 1/25-2/24/2	Phone service - 1/25-2/24/2	Telephone	10-420-4245	01/25/2015	149.67
Vendor 0299 - AT&T Total:							149.67
Vendor: 0047 - Barnes Care							
02/11/2015	00434757-00	Random drug testing - 1/22/15 - M. Belpuisi	Random drug testing - 1/22/15 - M. Belpuisi	Professional Fees	10-420-4165	01/26/2015	96.00
Vendor 0047 - Barnes Care Total:							96.00
Vendor: 0050 - Blue Chip Exterminating, Inc.							
02/11/2015	723013	Gen. Pest control maint., Rodent control-Police	Gen. Pest control maint., Rodent control-Police	Building - Maintenance & Re	10-470-4295	01/06/2015	89.00
Vendor 0050 - Blue Chip Exterminating, Inc. Total:							89.00

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Payment Date: 02/11/2015 Payable Number: 278232 Description (Payable): Front bumper left side moulding - truck 105 Account Name: Vehicle - Maintenance & Rep Account Number: 10-470-4285 Post Date: 01/27/2015 Amount: 46.00

Vendor: 0051 - Bo Beuckman Ford

02/11/2015 P34590 (4) HEA Tires - Bobcat Returned (4) HEA Tires - Bobcat Vehicle - Maintenance & Rep 10-470-4285 01/08/2015 1,346.16

02/11/2015 P34591 Cover around axle of wheel for utility cart Cover around axle of wheel for utility cart Vehicle - Maintenance & Rep 10-470-4285 01/08/2015 -1,346.16

02/11/2015 P35066 (4) Skid Bar (4) Skid Bar Equipment - Maintenance & Rep 10-460-4290 01/20/2015 73.34

02/11/2015 P35362 (4) Tires - S650 Bobcat (4) Tires - S650 Bobcat Equipment - Maintenance & Rep 10-470-4290 01/27/2015 375.12

02/11/2015 P35413 (70) Bobcat Planner Teeth for pavement maint. (70) Bobcat Planner Teeth for pavement maint. Vehicle - Maintenance & Rep 10-470-4285 01/28/2015 1,189.52

02/11/2015 P35464 To delete duplicate invoice entry To delete duplicate invoice entry Streets - Maintenance & Rep 10-470-4310 01/29/2015 581.00

Vendor: 0529 - Bobcat of St Louis Deposit-Day Camp 7/24/15 Deposit for Day Camp Field Trip - 7/24/15 Program Supplies 10-460-4210 01/20/2015 100.00

02/11/2015 INV0000291 Manchester Day Camp Field Trip 7/25/14 Manchester Day Camp Field Trip 7/25/14 Program Supplies 10-460-4210 07/24/2014 350.00

02/11/2015 INV0000291 Manchester Day Camp Field Trip 7/25/14 Manchester Day Camp Field Trip 7/25/14 Program Supplies 10-460-4210 07/24/2014 -100.00

02/11/2015 INV0000291 To delete duplicate invoice entry To delete duplicate invoice entry Program Supplies 10-460-4210 07/24/2014 50.00

02/11/2015 To delete Inv 00000291 To delete duplicate invoice entry Program Supplies 10-460-4210 07/24/2014 -300.00

Vendor: 2111 - BounceU Deposit-Day Camp 7/24/15 Deposit for Day Camp Field Trip - 7/24/15 Program Supplies 10-460-4210 01/20/2015 100.00

02/11/2015 INV0000291 Manchester Day Camp Field Trip 7/25/14 Manchester Day Camp Field Trip 7/25/14 Program Supplies 10-460-4210 07/24/2014 350.00

02/11/2015 INV0000291 Manchester Day Camp Field Trip 7/25/14 Manchester Day Camp Field Trip 7/25/14 Program Supplies 10-460-4210 07/24/2014 -100.00

02/11/2015 To delete Inv 00000291 To delete duplicate invoice entry Program Supplies 10-460-4210 07/24/2014 50.00

Vendor: 2290 - Cintas Document Management 8401992810 Jan. Document shredding service - City Hall Jan. Document shredding service - City Hall Equipment - Maintenance & Rep 10-425-4290 01/31/2015 18.72

02/11/2015 8401992811 Jan. Document shredding service - Police Facility Jan. Document shredding service - Police Facility Equipment - Maintenance & Rep 10-425-4290 01/31/2015 37.44

Vendor: 2424 - Contemporary Productions, LLC Deposit- 6/5/15 Performanc Deposit- Griffin&the Gargoyles Performance - 6/5/15 Professional Fees 10-460-4165 01/20/2015 1,125.00

02/11/2015 Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

Vendor: 0090 - County Treasurer - St. Louis Co. Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

02/11/2015 Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

Vendor: 0090 - County Treasurer - St. Louis Co. Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

02/11/2015 Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

Vendor: 0090 - County Treasurer - St. Louis Co. Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

02/11/2015 Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

Vendor: 0090 - County Treasurer - St. Louis Co. Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

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Vendor: 0090 - County Treasurer - St. Louis Co. Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

02/11/2015 Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

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02/11/2015 Jan. '15 Dom. Viol. Collected January Domestic Violence Collections Pmt. January Domestic Violence Collections Pmt. Domestic Violence DV 10-540-5430 01/31/2015 522.00

Board Approval Report

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Payment Dates: 2/11/2015 - 2/11/2015	Amount
Vendor: 2460 - Crest Industries, Inc.	35050076-00	Sea Relay/Overload/Start Cap for mower	Sea Relay/Overload/Start Cap for mower	Equipment - Maintenance &	10-460-4290	01/19/2015		11.35
Vendor: 1629 - East-West Gateway Council of Governments		2016-2019 TIP Project Application Fee	2016-2019 TIP Project Application Fee	Bridge Repair/Replacement	50-470-6160	02/10/2015	Vendor 2460 - Crest Industries, Inc. Total:	11.35
Vendor: 2529 - Event Partners Sales & Consulting, LLC	50% Deposit - 2015	50% deposit for Homecoming Tent, tables, c	50% deposit for Homecoming Tent, tables, c	Equipment Rental	65-465-4280	02/09/2015	Vendor 1629 - East-West Gateway Council of Governments Total:	3,320.00
Vendor: 1877 - Ferguson Enterprises, Inc.	0651746	1 1/2x1 PVC Slip bushing, Coupler, 90 ELL, Adpt., (2) PVC S80 SXS Union EPDM - plumbing parts	1 1/2x1 PVC Slip bushing, Coupler, 90 ELL, Adpt., (2) PVC S80 SXS Union EPDM - plumbing parts	Building - Maintenance & Re	10-450-4295	01/28/2015	Vendor 2529 - Event Partners Sales & Consulting, LLC Total:	1,520.00
Vendor: 1116 - Firestone Complete Auto Care	180198 180206	Alignment service - truck 21 Alignment Service - Car 405	Alignment service - truck 21 Alignment Service - Car 405	Vehicle - Maintenance & Rep	10-470-4285	01/26/2015	Vendor 1877 - Ferguson Enterprises, Inc. Total:	23.57
Vendor: 0340 - Fred Weber, Inc.	444737	(3.01) Tons COML HMA Asphalt - Ticket#7142522	(3.01) Tons COML HMA Asphalt - Ticket#7142522	Streets - Maintenance & Rep	10-470-4310	01/22/2015	Vendor 1116 - Firestone Complete Auto Care Total:	67.99
Vendor: 1272 - Frost Electric Supply Co.	S3467865.001	(2) Ballast Kit 120-277V for wall sconces at Pool	(2) Ballast Kit 120-277V for wall sconces at Pool	Building - Maintenance & Re	10-450-4295	01/22/2015	Vendor 0340 - Fred Weber, Inc. Total:	67.99
Vendor: 1419 - Gene Ackmann	Deposit- 7/4/15 Perfromanc	Deposit -Butch Wax&Hollywoods Performance- 7/4/15	Deposit -Butch Wax&Hollywoods Performance- 7/4/15	Professional Fees	10-460-4165	01/20/2015	Vendor 1272 - Frost Electric Supply Co. Total:	135.98
Vendor: 1720 - Heavy Duty Equipment	118589	Throttle arm for weed eater maint.	Throttle arm for weed eater maint.	Equipment - Maintenance &	10-460-4290	01/27/2015	Vendor 1419 - Gene Ackmann Total:	195.65
							Vendor 1720 - Heavy Duty Equipment Total:	370
Agenda Item								
Vendor 1272 - Frost Electric Supply Co. Total:								167.99
Vendor 1419 - Gene Ackmann Total:								300.00
Vendor 1720 - Heavy Duty Equipment Total:								370

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Board Approval Report

Payment Date: 02/11/2015
 Payable Number: 0742054
 Vendor: 1269 - Kiesler's Police Supply, Inc.
 Payment Dates: 2/11/2015 - 2/11/2015
 Post Date: 01/19/2015
 Account Number: 10-440-4220
 Account Name: Field Supplies
 Description (Payable): 12 GA Super Sock Bean Bag Round (250)
 Description (Item): 12 GA Super Sock Bean Bag Round (250)
 Amount: 1,452.50

Vendor: 0859 - Kirkwood Material Supply, Inc.
 Payment Date: 02/11/2015
 Payable Number: 214824/1
 Vendor: 1269 - Kiesler's Police Supply, Inc. Total: 1,452.50
 Post Date: 01/22/2015
 Account Number: 50-470-6310
 Account Name: Concrete Street Replacemen
 Description (Payable): (4) Yds Topsoil
 Description (Item): (4) Yds Topsoil - Coconcrete work backfill dirt
 Amount: 93.00

Vendor: 1154 - Landscape Structures, Inc.
 Payment Date: 02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Saddle Spinner DB 12" Height
 Amount: 1,800.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Log Crawl Tunnel DB Only
 Amount: 1,800.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Mushroom Stepper 8" Height DB Only
 Amount: 5,694.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Log Bench DB
 Amount: 1,765.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Mushroom Stepper 16" Height DB Only
 Amount: 780.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Log Stepper 8" Height DB Only
 Amount: 755.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Log Stepper 18" Height DB Only
 Amount: 855.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Shipping
 Amount: 2,215.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Less NCPA Discount
 Amount: -3,027.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): AdventureScapes Design 4 DB Only
 Amount: 35,470.00

02/11/2015
 Payable Number: INV-012136
 Vendor: 0859 - Kirkwood Material Supply, Inc. Total: 93.00
 Post Date: 12/04/2014
 Account Number: 60-460-6410
 Account Name: Machinery and Equipment
 Description (Payable): Playground Equipment
 Description (Item): Log Bench DB
 Amount: 1,765.00

Vendor: 1293 - Lowe's Companies, Inc.
 Payment Date: 02/11/2015
 Payable Number: 901064
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/16/2015
 Account Number: 70-470-4500
 Account Name: Capital Improvement
 Description (Payable): 4x4x6' Mailbox post, Std mailbox blk replacement
 Description (Item): 4x4x6' Mailbox post, Std mailbox blk replacement
 Amount: 45.54

02/11/2015
 Payable Number: 901250
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/08/2015
 Account Number: 10-470-4290
 Account Name: Equipment - Maintenance &
 Description (Payable): Supplies for Chipper Box - Truck 185
 Description (Item): Supplies for Chipper Box - Truck 185
 Amount: 290.75

02/11/2015
 Payable Number: 901269
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/08/2015
 Account Number: 10-470-4290
 Account Name: Equipment - Maintenance &
 Description (Payable): (2) 2x8x8 Lumber for chipper box - truck 185
 Description (Item): (2) 2x8x8 Lumber for chipper box - truck 185
 Amount: 11.24

02/11/2015
 Payable Number: 901289 - 1/8/15
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/08/2015
 Account Number: 10-470-4220
 Account Name: Field Supplies
 Description (Payable): 1/4"x0.17 vinyl tubing
 Description (Item): 1/4"x0.17 vinyl tubing
 Amount: 2.84

02/11/2015
 Payable Number: 901338
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/09/2015
 Account Number: 10-470-4295
 Account Name: Building - Maintenance & Re
 Description (Payable): Materials for City Hall Duct work repair
 Description (Item): Materials for City Hall Duct work repair
 Amount: 92.58

02/11/2015
 Payable Number: 902014 - 1/6/15
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/06/2015
 Account Number: 10-470-4220
 Account Name: Field Supplies
 Description (Payable): 1 lb. 3" drywall screws
 Description (Item): 1 lb. 3" drywall screws
 Amount: 3.03

02/11/2015
 Payable Number: 902107
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/15/2015
 Account Number: 10-470-4320
 Account Name: Small Tools & Equipment
 Description (Payable): Utility knife, 150 pc utility knife blades
 Description (Item): Utility knife, 150 pc utility knife blades
 Amount: 19.04

02/11/2015
 Payable Number: 902274 - 1/8/15
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/08/2015
 Account Number: 10-470-4320
 Account Name: Small Tools & Equipment
 Description (Payable): Dewalt 3 Pc - 7 1/4" Saw Blades
 Description (Item): Dewalt 3 Pc - 7 1/4" Saw Blades
 Amount: 23.74

02/11/2015
 Payable Number: 902294 - 1/9/15
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/09/2015
 Account Number: 10-470-4220
 Account Name: Field Supplies
 Description (Payable): Spray bottle, 5 lb drywall screws, 2x4x96 lumber,
 Description (Item): Spray bottle, 5 lb drywall screws, 2x4x96 lumber,
 Amount: 18.28

02/11/2015
 Payable Number: 902294 - 1/9/15
 Vendor: 1154 - Landscape Structures, Inc. Total: 49,633.00
 Post Date: 01/09/2015
 Account Number: 10-470-4320
 Account Name: Small Tools & Equipment
 Description (Payable): Spray bottle, 5 lb drywall screws, 2x4x96 lumber,
 Description (Item): Spray bottle, 5 lb drywall screws, 2x4x96 lumber,
 Amount: 94.05

Board Approval Report

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/11/2015	902313 - 1/9/15	Kobalt 4 1/2" Cutting wheel for angle grinder	Kobalt 4 1/2" Cutting wheel for angle grinder	Small Tools & Equipment	10-470-4320	01/09/2015	17.07
02/11/2015	902325 - 1/9/15	2x4 Oak board, 3/8"x50' air hose	2x4 Oak board, 1/2x4-4 Oak board, 1/4x3-4 oak board	Building - Maintenance & Re	10-460-4295	01/09/2015	37.13
02/11/2015	902325 - 1/9/15	2x4 Oak board, 3/8"x50' air hose	2x4 Oak board, 3/8"x50' air hose	Small Tools & Equipment	10-460-4320	01/09/2015	28.49
02/11/2015	902335 - 1/9/15	7" 90 deg. elbow, nutdrivers	7" 90 deg. elbow, nutdrivers	Building - Maintenance & Re	10-470-4295	01/09/2015	24.06
02/11/2015	902382 - 1/9/15	impct rd. - duct work	impct rd. - duct work	Building - Maintenance & Re	10-470-4295	01/09/2015	6.82
02/11/2015	902709	(4) 8"x10" white shelf, Pan	(4) 8"x10" white shelf, Pan	Building - Maintenance & Re	10-470-4295	01/09/2015	11.69
02/11/2015	902718 - 1/12/15	Phil SMS 6x5/8 18 ct.	Phil SMS 6x5/8 18 ct.	Small Tools & Equipment	10-460-4320	01/12/2015	34.09
02/11/2015	902737	#8x3/4" Screws, (5) Plastic	#8x3/4" Screws, (5) Plastic	Streets - Maintenance & Rep	10-470-4310	01/12/2015	26.50
02/11/2015	902750	Clamp 1/2"	Clamp 1/2"	Building - Maintenance & Re	10-460-4295	01/22/2015	10.43
02/11/2015	903206	(3) 60 lb Mortar mix, (4) Poly mortar joint	(3) 60 lb Mortar mix, (4) Poly mortar joint	Small Tools & Equipment	10-470-4320	01/22/2015	5.69
02/11/2015	927416	(5) 15 oz. Pro Gloss White Rustoleum	(5) 15 oz. Pro Gloss White Rustoleum	Equipment - Maintenance &	10-470-4290	01/09/2015	56.94
02/11/2015	986535	36" Railroad Clay Pick Handl	36" Railroad Clay Pick Handl	Building - Maintenance & Re	10-470-4295	01/08/2015	29.42
02/11/2015	903206	1/2 PVC SCH 40 Conduit, 1/2" 100 ct metal staple	1/2 PVC SCH 40 Conduit, 1/2" 100 ct metal staple	Building - Maintenance & Re	10-460-4295	01/12/2015	
02/11/2015	927416	GE 40W Bulbs, Delonghi Electric Heater	GE 40W Bulbs, Delonghi Electric Heater	Building - Maintenance & Re	10-470-4295	01/08/2015	
02/11/2015	986535	Plastic Bird Spikes - to keep birds off areas	Plastic Bird Spikes - to keep birds off areas	Building - Maintenance & Re	10-460-4295	01/12/2015	

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Vendor: 1410 - Metropark Communications, Inc. Total: 889.42

02/11/2015	240900	Monthly phone lines - Januar	Monthly phone lines - Januar	Telephone	10-420-4245	01/25/2015	2,175.63
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Vendor: 0223 - Missouri Dept. Of Revenue - County Tax Section Total: 1,859.63

02/11/2015	Jan. '15 CVC Collected	January CVC Collection Pmt.	January CVC Collection Pmt.	Crime Victim Compensation	10-540-5420	01/31/2015	1,859.63
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Vendor: 0231 - MSLACA Total: 45.00

02/11/2015	'15 Dinner Mtg-C. Massey	MSLACA Dinner Mtg - Massey	MSLACA Dinner Mtg - Massey	Business Lunch/Dinner	10-480-4180	02/10/2015	45.00
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Vendor: 2540 - NAPA Auto Parts Total: 127.98

02/11/2015	102135	Antifreeze Gal., GOJO Gal pump, wiring grommets	Antifreeze Gal., GOJO Gal pump, wiring grommets	Equipment - Maintenance &	10-460-4290	01/16/2015	31.32
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Vendor: 2540 - NAPA Auto Parts Total: 166.83

02/11/2015	102809	Super weatherstrip Adhesive for Utility vehicle	Super weatherstrip Adhesive for Utility vehicle	Equipment - Maintenance &	10-460-4290	01/22/2015	7.53
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Vendor: 2540 - NAPA Auto Parts Total: 127.98

02/11/2015	103214	(2) Batteries - Car 420, 422	(2) Batteries - Car 420, 422	Vehicle - Maintenance & Rep	10-470-4285	01/27/2015	127.98
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Vendor: 2540 - NAPA Auto Parts Total: 166.83

02/11/2015	103214	(2) Batteries - Car 420, 422	(2) Batteries - Car 420, 422	Vehicle - Maintenance & Rep	10-470-4285	01/27/2015	127.98
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Vendor: 2540 - NAPA Auto Parts Total: 166.83

02/11/2015	103214	(2) Batteries - Car 420, 422	(2) Batteries - Car 420, 422	Vehicle - Maintenance & Rep	10-470-4285	01/27/2015	127.98
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Vendor: 2540 - NAPA Auto Parts Total: 166.83

02/11/2015	103214	(2) Batteries - Car 420, 422	(2) Batteries - Car 420, 422	Vehicle - Maintenance & Rep	10-470-4285	01/27/2015	127.98
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Vendor: 2540 - NAPA Auto Parts Total: 166.83

02/11/2015	103214	(2) Batteries - Car 420, 422	(2) Batteries - Car 420, 422	Vehicle - Maintenance & Rep	10-470-4285	01/27/2015	127.98
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Vendor: 2540 - NAPA Auto Parts Total: 166.83

Board Approval Report

Payment Dates: 2/11/2015 - 2/11/2015

Agenda Item

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/11/2015	Vendor: 0643 - NuWay Concrete Forms, Inc. 5/29/14 Adj.	Credit Adjustment from vendor from 2014	Credit Adjustment from vendor from 2014	Concrete Street Replacemen	50-470-6310	01/20/2015	-2,684.00
02/11/2015	719290	(2) Sidewalk detectable mat, Blk Expansion joint,	1/2"x6"x60" Blk Expansion joint fiber - 200'	Concrete Street Replacemen	50-470-6310	01/20/2015	767.00
02/11/2015	719290	(2) Sidewalk detectable mat, Blk Expansion joint,	1/2"x4"x60" Blk Expansion joint fiber - 800'	Concrete Street Replacemen	50-470-6310	01/20/2015	201.59
02/11/2015	719290	(2) Sidewalk detectable mat, Blk Expansion joint,	1/2"x2"x60" Homex Pull Top - 200'	Concrete Street Replacemen	50-470-6310	01/20/2015	48.50
02/11/2015	719290	(2) Sidewalk detectable mat, Blk Expansion joint,	Brick Red Sidewalk detectable mat	Concrete Street Replacemen	50-470-6310	01/20/2015	188.00
				Vendor 0643 - NuWay Concrete Forms, Inc. Total:			511.42
02/11/2015	Vendor: 1492 - Overhead Door Company of St. Louis ACR/67673	(2) Chamerlain receiver sec+315fq	(2) Chamerlain receiver sec+315fq	Building - Maintenance & Re	10-470-4295	01/22/2015	286.25
02/11/2015	ACR/7680	Credit for tax removed from inv.ACR/67673	Credit for tax removed from inv.ACR/67673	Building - Maintenance & Re	10-470-4295	01/22/2015	-20.25
				Vendor 1492 - Overhead Door Company of St. Louis Total:			266.00
02/11/2015	Vendor: 2079 - Ozarc/Gas Equipment & Supply, Inc. R 00502843	Cylinder rental - January	Cylinder rental - January	Equipment Rental	10-460-4280	01/31/2015	21.50
02/11/2015	Vendor: 141 - Patrick R. Gunn Jan. '15 Excess Retainer	City Atty. Excess Retainer - January	City Atty. Excess Retainer - January	Professional Fees	10-420-4165	02/02/2015	4,650.00
				Vendor 0141 - Patrick R. Gunn Total:			4,650.00
02/11/2015	Vendor: 2157 - Peak Software Systems, Inc. 015850	SportsMan SQL Core 12 month POS Renewal & Internet	SportsMan SQL Core 12 month POS Renewal & Internet	Equipment - Maintenance &	10-425-4290	01/12/2015	2,974.00
02/11/2015	Vendor: 1082 - Petty Cash by Eileen Collins Jan. '15 Reimb.	January Petty Cash Reimb.	R&S Pool & Spa purchase - flex pipe/fitting	Building - Maintenance & Re	10-450-4295	01/28/2015	20.94
02/11/2015	Jan. '15 Reimb.	January Petty Cash Reimb.	R&S Pool purchase - pool piping fittings	Building - Maintenance & Re	10-450-4295	01/28/2015	17.94
				Vendor 1082 - Petty Cash by Eileen Collins Total:			38.88
02/11/2015	Vendor: 0268 - Praxair Distribution Inc. 51721902	Cylinder rental - January	Cylinder rental - January	Equipment Rental	10-470-4280	01/30/2015	99.59
02/11/2015	Vendor: 1276 - Premier Polysteel 29956	(6) Prem 4' Sq. Metal free-standing picnic tables	(6) Prem 4' Sq. Metal free-standing picnic tables	Machinery and Equipment	60-450-6410	01/29/2015	5,502.00
				Vendor 0268 - Praxair Distribution Inc. Total:			99.59
				Vendor 1276 - Premier Polysteel Total:			5,502.00

Board Approval Report

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Payment Dates: 2/11/2015 - 2/11/2015	Amount
Vendor: 0360 - Purcell Tire Co.	71083983	Mount & balance new front tire - Truck 110	Mount & balance new front tire - Truck 110	Vehicle - Maintenance & Rep	10-470-4285	01/28/2015		408.41
Vendor: 0360 - Purcell Tire Co. Total: 408.41								
Vendor: 1401 - Recreonics, Inc.	Freight - Inv.680618	Freight chgs - Competitor racing lane 75'	Freight chgs - Competitor racing lane 75'	Building & Site Improvement	60-450-6210	01/12/2015		191.25
Vendor: 1401 - Recreonics, Inc. Total: 191.25								
Vendor: 0897 - Reliance Automotive, Inc.	12 - 015355	Coolant Vacuum - shop tool	Coolant Vacuum - shop tool	Small Tools & Equipment	10-470-4320	01/23/2015		89.95
Vendor: 0897 - Reliance Automotive, Inc. Total: 89.95								
Vendor: 2618 - Rotary Club of West St. Louis County	2015 Qtrly Dues-A. Hixson Lunch - 2/17/15-K. Arnett	Qtrly Rotary Dues - A. Hixson Rotary Economic Luncheon - 2/17/15 - K. Arnett	Qtrly Rotary Dues - A. Hixson Rotary Economic Luncheon - 2/17/15 - K. Arnett	Dues & Subscriptions Business Lunch/Dinner	10-420-4260 10-420-4180	02/09/2015 02/10/2015		157.50 20.00
Vendor: 2618 - Rotary Club of West St. Louis County Total:	Luncheon Pmt - A. Hixson - 2/17/15 - A. Hixson	Rotary Economic Lunch mtg - 2/17/15 - A. Hixson	Rotary Economic Lunch mtg - 2/17/15 - A. Hixson	Business Lunch/Dinner	10-420-4180	02/10/2015		10.00
Vendor: 2618 - Rotary Club of West St. Louis County Total: 187.50								
Vendor: 0285 - Sam's Club / GECF	07973	(2) Desk Chairs	(2) Desk Chairs	Machinery and Equipment	50-470-6410	01/21/2015		309.28
Vendor: 0285 - Sam's Club / GECF Total: 309.28								
Vendor: 2098 - Scott's Power Equipment, Inc.	61299	Boss 9' Snow Blade Replacement	Boss 9' Snow Blade Replacement	Machinery and Equipment	60-460-6410	01/30/2015		1,480.00
Vendor: 2098 - Scott's Power Equipment, Inc. Total: 1,480.00								
Vendor: 0291 - Simpson Construction Material, LLC	4316495	(12.34) Tons Med. Meramec Sand	(12.34) Tons Med. Meramec Sand	Building & Site Improvement	60-450-6210	01/22/2015		178.31
Vendor: 0291 - Simpson Construction Material, LLC Total: 178.31								
Vendor: 2038 - Southern Computer Warehouse -	IN-000226782	HID Asure ID 7 Solo to Asure ID 7 Express Upgrade	HID Asure ID 7 Solo to Asure ID 7 Express Upgrade	Small Tools & Equipment	10-425-4320	01/01/2015		321.97
Vendor: 2038 - Southern Computer Warehouse Total: 321.97								
Vendor: 0315 - Stonegate Auto Parts Inc.	414583 414591	(4) Wiper blades Lower ball joint, front ball joint - Truck 170	(4) Wiper blades Lower ball joint, front ball joint - Truck 170	Vehicle - Maintenance & Rep	10-470-4285 10-470-4285	01/21/2015 01/21/2015		231.96 157.48
Vendor: 0315 - Stonegate Auto Parts Inc. Total:	414710 414894	(6) Wheel studs, (6) Lugnuts Rack & Pinion steering unit - Car 405	(6) Wheel studs, (6) Lugnuts Rack & Pinion steering unit - Car 405	Vehicle - Maintenance & Rep	10-470-4285 10-470-4285	01/22/2015 01/23/2015		25.68 248.97
Vendor: 0315 - Stonegate Auto Parts Inc. Total: 58.99								

Agenda Item 79

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Board Approval Report

Payment Dates: 2/11/2015 - 2/11/2015

Payment Date	Payable Number	Description (Payable)	Description (Item)	Account Name	Account Number	Post Date	Amount
02/11/2015	415266	3MM - 08611 for pool cites	3MM - 08611 for pool cites	Building - Maintenance & Re	10-450-4295	01/28/2015	18.85
Vendor: 0315 - Stonegate Auto Parts Inc. Total:							415.26
02/11/2015	0000001648	(1) Load Clean Fill to Landfill	(1) Load Clean Fill to Landfill	Capital Improvement	70-470-4500	01/22/2015	43.00
Vendor: 0324 - Terrafil Incorporated							43.00
02/11/2015	98529	823 Limoge - Sewer Repair	823 Limoge - Sewer Repair	Capital Improvement	70-470-4500	01/21/2015	2,260.00
Vendor: 1652 - Tope Plumbing, Inc.							2,260.00
02/11/2015	T01251500094005	(2) House inspections, (3) Apt. Inspections	(2) House inspections, (3) Apt. Inspections	Professional Fees	10-475-4165	01/25/2015	415.61
02/11/2015	T02011500094005	(2) Apt. Inspections	(2) Apt. Inspections	Professional Fees	10-475-4165	02/01/2015	149.94
Vendor: 0310 - Treasurer, St. Louis County							565.55
02/11/2015	Jan. '15 POST COM	January POST COM Collections Pmt.	January POST COM Collections Pmt.	Post Commission Fund	10-540-5440	01/31/2015	261.00
Vendor: 0331 - Treasurer-State of Missouri							261.00
02/11/2015	GO RFDG BDS - SRS2012	GO Refunding Bonds Pmt w/Interest - SRS2012	GO Refunding Bonds Pmt - SRS2012	Principal Payment	20-420-4700	01/14/2015	520,000.00
02/11/2015	GO RFDG BDS - SRS2012	GO Refunding Bonds Pmt w/Interest - SRS2012	GO Refunding Bonds Interest Pmt. - SRS2012	Interest Payment	20-420-4750	01/14/2015	21,800.00
Vendor: 1415 - UMB Bank N.A.							541,800.00
02/11/2015	152374	(12) Cu Yds 7 SK Meramec "C" Asphalt w/1% Calcium	(12) Cu Yds 7 SK Meramec "C" Asphalt w/1% Calcium	Concrete Street Replacemen	50-470-6310	01/19/2015	1,117.80
02/11/2015	152410	6.0 Cu Yds 7.5 SK Meramec "C" Asphalt	6.0 Cu Yds 7.5 SK Meramec "C" Asphalt w/1% Calcium	Concrete Street Replacemen	50-470-6310	01/21/2015	698.10
Vendor: 0337 - Valley Material							1,815.90
02/11/2015	Deposit- 9/11/15 Performan	Deposit for Performance at Homecoming - 9/11/15	Deposit for Performance at Homecoming - 9/11/15	Professional Fees	65-465-4165	01/20/2015	200.00
Vendor: 2313 - Vincent Golomski							200.00
02/11/2015	230293	Mobile Radio antennas for JD tractor & CAT Tractor	Mobile Radio antennas for JD tractor & CAT Tractor	Equipment - Maintenance &	10-470-4290	01/27/2015	102.94
Vendor: 0311 - WirelessUSA							102.94
Vendor 0311 - WirelessUSA Total:							102.94
Grand Total:							654,276.80

INTRODUCED BY ALDERMAN DIEHL

BILL NO. 15-2210

ORDINANCE NO. 15-

AN ORDINANCE CREATING A SPECIAL USE PERMIT AND GRANTING THE SAME TO STL CLEANERS, LLC, DOING BUSINESS AS CD ONE PRICE CLEANERS TO OPERATE A LAUNDRY AND DRY CLEANING BUSINESS AT 14523 MANCHESTER ROAD, AS PROVIDED FOR IN SECTION 405.240(C)(5)(f) OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER.

WHEREAS, STL Cleaners, LLC, doing business as CD One Price Cleaners, has heretofore made application for a Special Use Permit to operate a laundry and dry cleaning business at 14523 Manchester Road (the "Property"); and,

WHEREAS, the Planning and Zoning Commission reviewed said application on January 12, 2015; and,

WHEREAS, the Planning and Zoning Commission did, after due consideration, recommend to the Board of Aldermen of the City of Manchester the granting of said Special Use Permit for the Property; and,

WHEREAS, the Board of Aldermen did, on the 2nd day of February, 2015, after publication of notice as required by the laws of the State of Missouri and the Ordinances of the City of Manchester, hold a public hearing all in accordance with the provisions of Section 405.550 (D) of the Code of Ordinances of the City of Manchester, and after conducting said public hearing did take the proposed Special Use Permit under advisement; and,

WHEREAS, the Board of Aldermen of the City of Manchester, having fully considered the recommended Special Use Permit, does find that the proposed use would not substantially increase traffic hazards, would not adversely affect the character of the neighborhood, would not adversely affect the general welfare of the community, would not overtax public utilities, and the Board of Aldermen does further find that the proposed use is in the best interest of the public welfare of the community.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF MANCHESTER, STATE OF MISSOURI AS FOLLOWS:

Section One: A Special Use Permit is hereby granted to STL Cleaners, LLC, doing business as CD One Price Cleaners, (sometimes referred to herein as "Holder") to use the property at 14523 Manchester Road (the "Site") for the operation of a laundry and dry cleaning business at 14523 Manchester Road, as provided in Section 405.240(C)(5)(f) of the Code of Ordinances of the City of Manchester. Attached hereto as Exhibit "A" is the legal description for the Site.

Section Two: Holder, by accepting and acting under this Special Use Permit, acquiesces and accepts same subject to the reservations, conditions and restrictions which are made a part hereof, and said Holder, by said action, does agree that any time such requirements are not met, this Special Use Permit may be revoked and terminated, and does further agree that it, its successors and assigns, shall be held to have acquired no special rights, privileges, or immunities by virtue of proceeding to expend money, time or effort in the construction, improvement or maintenance of land herein described and for which this Special Use Permit is granted.

INTRODUCED BY ALDERMAN DIEHL

BILL NO. 15-2210

ORDINANCE NO. 15-

Section Three: The Special Use Permit granted hereunder shall be deemed to have been abandoned one (1) year after the date of the adoption of this Ordinance unless Holder has received from the City of Manchester a business license or its equivalent within such year; except that, for reasonable cause, the Board of Aldermen for the City of Manchester may grant one (1) or more extensions of time for additional periods not exceeding ninety (90) days for each such extension within which period such holder shall receive a business license or its equivalent.

Section Four: This Special Use Permit shall be non-assignable without the expressed consent of the City of Manchester and is contingent upon the compliance with the Code of Ordinances of the City of Manchester, the Zoning Ordinance of the City, all applicable building codes, fire codes and other governmental regulations.

Section Five: This Ordinance shall be in full force and effect from and after its passage and approval as provided by law, but is expressly subject to the continuous and ongoing satisfaction of the following specific conditions:

1. The Special Use Permit granted hereby shall include collection, distribution and on-site processing.
2. All flues and vents on the Property shall be screened from view by appropriate architectural features approved by the Director of Planning, Zoning and Economic Development.

PASSED AND APPROVED THIS ____ DAY OF _____, 2015.

CITY OF MANCHESTER, MISSOURI

By _____
Mayor

ATTEST:

City Clerk

APPROVED AS TO LEGAL FORM:

City Attorney

INTRODUCED BY ALDERMAN DIEHL

BILL NO. 15-2210

ORDINANCE NO. 15-

I, Pinakin Patel, on behalf of STL Cleaners, LLC, doing business as CD One Price Cleaners, do hereby accept the foregoing Special Use Permit from the City of Manchester upon the terms and conditions above stated, and acknowledge STL Cleaners, LLC's intention and obligation to fully comply with the terms and conditions of the aforementioned Special Use Permit.

Dated this _____ day of _____, 2015.

STL CLEANERS, LLC.

By _____
Pinakin Patel
Manager

**EXHIBIT "A"
SHER PROPERTY**

A tract of land in Section Thirty-six (36), Township Forty-five (45) North, Range Four (4) East, and part of Baxter Road 40 feet wide and part of a road 50 feet wide, dedicated to the City of Manchester for roadway purposes recorded in Book 6968 at Page 48, (as vacated) by the Board of Aldermen of the City of Manchester by Ordinance No. 83-061, a certified copy of said Vacation recorded December 2, 1983 in Book 7563 at Page 6, in the Office of the Recorder of Deeds for St. Louis County, Missouri, and being part of an area reserved for Neighborhood Retail Stores, as shown on plat of "Baxter Acres Amended Plat No. 2", according to plat thereof recorded in Plat Book 93 at Pages 32 and 33 of the St. Louis County Records, and described as follows:

Beginning at a point on the Northern line of Manchester Road at its intersection with the Southwestern line of Vacated Baxter Road, 40 feet wide, thence along said Southwestern Road line the following bearings and distances: North 27 degrees 50 minutes 00 seconds West, 440.69 feet; North 40 degrees 24 minutes 00 seconds West, 122.29 feet and North 45 degrees 10 minutes 00 seconds West, 18.72 feet to a point on the Northern line of property described in Deed to the Western District of the Lutheran Church Missouri Synod, recorded Book 3540 at Page 487 of the St. Louis County Records; thence along said Northern line, North 89 degrees 11 minutes 00 seconds East, 0.21 feet to its intersection with the Southwestern line of Baxter Road, as relocated, thence along said Southwestern line South 60 degrees 35 minutes 16 seconds East, 119.96 feet to a point on the Northwestern line of vacated Baxter Road, as aforementioned, thence along said road line, South 40 degrees 24 minutes 00 seconds East, 32.63 feet and South 27 degrees 50 minutes 00 seconds East 35.79 feet to its intersection with the Northwestern line of property formerly of the City of Manchester recorded in Book 6968 at Page 48 of the St. Louis County Records, thence along said Northwestern line, North 62 degrees 10 minutes 01 seconds East, 47.05 feet to its intersection with the Southwestern line of Baxter Road, as relocated, thence along said Southwestern line the following: South 66 degrees 39 minutes 03 seconds East, 160.19 feet to a point of curve; thence Southeastwardly along a curve to the right having a radius of 673.20 feet an arc distance of 473.90 feet (the chord of which bears South 46 degrees 29 minutes 03 seconds East, 464.17 feet) to a point and South 5 degrees 32 minutes 36 seconds East, 35.11 feet to its intersection with the Northern line of Manchester Road, as aforementioned; thence along said Northern road line South 87 degrees 27 minutes 10 seconds West, 83.35 feet and North 86 degrees 13 minutes 00 seconds West; 290.31 feet to the point of beginning.

kc/reading/r01176.exa



City of Manchester
14318 Manchester Road
Manchester, Missouri 63011

(636) 227-1385

PUBLIC HEARING NOTICE

The City of Manchester Board of Aldermen shall hold a public hearing on Monday February 2, 2015 at 7:00 p.m. at the Manchester Police Facility, 200 Highlands Boulevard Drive, to consider the following:

CASE #15-SUP-001 – A request is made by Mark Clements with Hutkin Development Company, on behalf of Sher Care Corporation, for a laundry and dry cleaning business, known as CD One Price Cleaners, to include collection, distribution, and on-site processing at 14523 Manchester Road (Baxter Shops). The property is zoned C-1 Commercial District.

**CITY OF MANCHESTER
PLANNING AND ZONING DEPARTMENT
PROJECT REPORT**

Project Information

January 12, 2015

File Number: 15-SUP-001

Applicant: Mark Clements, with Hutkin Development Company, as agent for owner (Sher Care Corporation), on behalf of CD One Price Cleaners

Activity: Special Use Permit request to have a laundry and dry cleaning facility that provides collection, distribution, and on-site processing

Zoning District: C-1 Commercial District

Address: 14523 Manchester Road (Baxter Shops)

Background

CD One Price Cleaners is requesting a Special Use Permit, so they can operate in the, currently vacant, western endcap of Baxter Shops, located on the northwest corner of Baxter and Manchester Roads. This development is bordered by Manchester Road to the south, Baxter Road to the east and north, and Walgreens and Plaza Tire Service to the west. The development has two (2) access points to Baxter Road and another to Manchester Road. This approximately 24,000 square foot strip mall was built in 1984. Currently 68% of the development is occupied. With the addition of the cleaners, Baxter Shops will be at an 82% occupancy rate.

The petitioner wishes to occupy the westernmost space, fronting Manchester Road, within the strip mall. Their operation will use just over 3,300 square feet and, therefore, will occupy approximately 14% of the building. No parking reconfiguration is proposed. The site already has the required 17 spaces for this user, as well as overflow parking. The only exterior building modifications to be completed by the petitioner are the addition of wall signage on the building façade and additional exhaust pipes, if necessary. Interior modifications to accommodate the processing and general layout of the new store will be completed.

Historically, the laundry and dry cleaning industry has used a chemical called Tetrachloroethylene, also known as perchloroethylene, or perc. Due to health and environmental concerns regarding perc, other solvents are making their way into the industry, although more than 80% of dry cleaners still use perc. The petitioner is proposing the use of a hydrocarbon solvent, instead of perc. They also will be using equipment that was introduced into the industry within the last four (4) years. This system utilizes newer technology and, therefore, only uses one-third (1/3) of the amount of solvent as older machines. With the reduction in solvent during the process, comes a reduction in the amount of chemicals stored on-site.

In this type of business the concerns are generally environmental and centered around odor, exhaust, and other waste by-products. There are also concerns with the storage of chemicals on-site and the combustibility of the solvent. The petitioner uses a zero waste closed system, so no odor or exhaust is released during the process. Heat and water vapor are the only items released from the exhaust fans. Any chemical by-product is trapped inside filters within the closed system and not released into the atmosphere. These filters are removed from the premises by a separate company and discarded appropriately and in compliance with state and federal guidelines.

Precautions will be taken by the petitioner within the store, including: the sealing of floors, the placement of machines in areas with a lip to contain spills, OSHA compliant procedures for addressing spills and storage of materials. Both the Fire Code and the Building Code, which will be enforced by West County Fire & EMS and St. Louis County respectively, have detailed requirements for this type of use. All Code requirements, including EPA, other federal, and state requirements relative to the processing of laundry and dry cleaning, and the storage of related chemicals will need to be met. Additionally, the petitioner had a Code Consultant evaluate the Fire and Building Codes' requirements against the equipment and the type and volume of chemicals that will be used. The

CITY OF MANCHESTER
PLANNING AND ZONING DEPARTMENT
PROJECT REPORT

consultant's analysis shows compliance to the Codes can be achieved and a relatively low volume of chemicals will be stored onsite.

The CD One Price Cleaners company currently has thirty (30) stores in the Chicago metropolitan area. The petitioner has noted that they have not received any complaints, or had any issues, relative to environmental or landlord problems, such as exhaust, fumes, odor, waste discharge, etc. Department staff has made contact with the Planning staff in Naperville, Illinois, a city in the Chicago area with two (2) such franchises, and verified that no issues have arisen in the three (3) plus years they've been in operation there.

Attached is a copy of the SUP application, an outline of business intent, information on the zero waste system, the Code Consultant's analysis, location schematic and parking calculation for the development, photos of the location, and a location/zoning map.

Staff Comments

Laundry and dry cleaning establishments, including those with on-site processing, are allowed in the C-1 District with a Special Use Permit. The City's Zoning Code states that the granting of a Special Use Permit, for this use, shall be contingent on the review of process chemicals and shall include adequate architecturally approved venting and flues. The Department, along with the Fire Marshal, has reviewed the type and volume of chemicals and believes the amount used in this operation is reasonable, and once all Fire Code and Building Code requirements are met by the petitioner, the public safety and health will not be adversely affected. If additional vents or flues are required, the Department would recommend they be screened by the existing architectural features of the building.

It is the Department's belief that this use will not substantially increase traffic hazards or congestion. Additionally, the use will not adversely affect the character of the neighborhood or the general welfare of the community. This use will also not overtax the public utilities.



APPLICATION FOR SPECIAL USE PERMIT

City of Manchester, 14318 Manchester Rd., Manchester, MO 63011

Ph: 636 227 1385, Ext. 107; Fax: 636 821 8099

REQUIREMENTS

Every application submitted to the Planning and Zoning Commission for review and approval *must contain* the following:

- A non-refundable fee of \$300.
- Twenty (20) copies of:
 - o A plot survey/sketch/site plan, to scale and showing lot/property in question.
 - o A letter of intent describing the proposed use of the Special Use Permit. Description can include (but is not limited to) the nature of the business, hours of operation, number of employees, etc.
 - o Information on the number of parking spaces assigned to the space.
 - o Any other pertinent information for the Commission to review with your application.
- Completed application with applicant's (or representative's) name and address who will appear before the Commission and Board.

If any information is incomplete or not provided, the proposal may not be scheduled for a Commission meeting.

PLEASE PRINT

PROPERTY OWNER	SHER CARE CORPORATION AND SHER PROPERTIES, L.L.C.		
ADDRESS	10829 OLIVE BLVD, ST. LOUIS, MO 63141		
PHONE	314-872-9140	FAX	314-872-8880

CONTRACTOR/ APPLICANT NAME	MARK CLEMENTS (AGENT FOR OWNER)		
COMPANY NAME	HUTKIN DEVELOPMENT COMPANY		
ADDRESS	10829 OLIVE BLVD, ST. LOUIS, MO 63141		
PHONE/EXTENSION	314-872-9140	FAX	314-872-8880
PERMIT TO BE PICKED UP BY	<input type="checkbox"/> Property Owner <input checked="" type="checkbox"/> Applicant/Contractor		

ADDRESS OF SPECIAL USE	14523 MANCHESTER ROAD		
LEGAL DESCRIPTION OF PROPERTY	SEE ATTACHED EXHIBIT A		
LEGAL DESCRIPTION OF PROPERTY (continued)			
PROPOSED SPECIAL USE	DRY CLEANERS		
EXISTING ZONING	C-1		

I hereby certify that the information contained in this application and accompanying drawings and/or plats are correct, and that I will conform to all applicable laws of the City of Manchester.

Owner/Contractor Mark Clements Date 11-4-14

PLANNING AND ZONING USE ONLY

City of Manchester Permit # _____

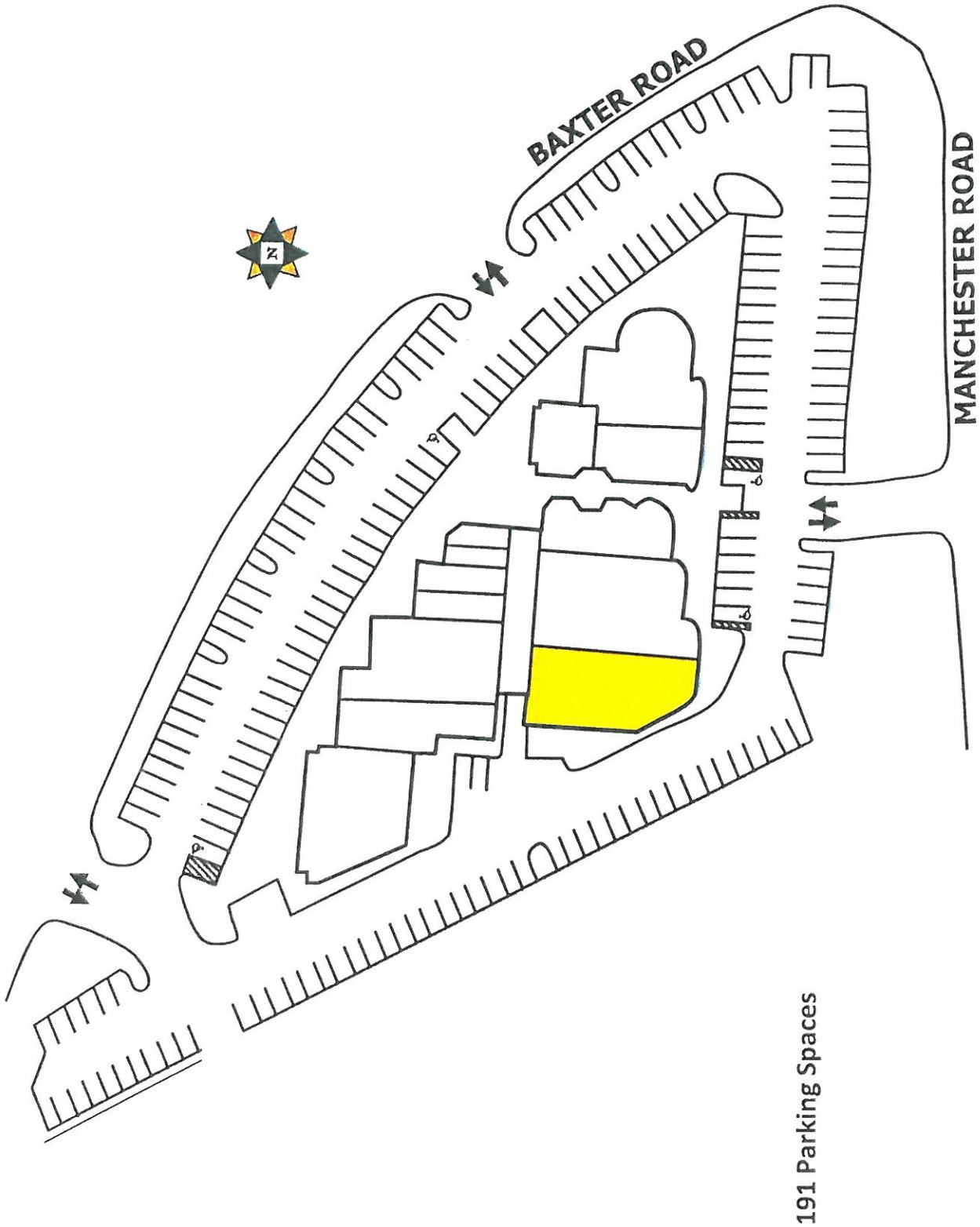
Received by _____ Fee Paid On: _____
 Director, Planning and Zoning and Economic Development

**EXHIBIT "A"
SHER PROPERTY**

A tract of land in Section Thirty-six (36), Township Forty-five (45) North, Range Four (4) East, and part of Baxter Road 40 feet wide and part of a road 50 feet wide, dedicated to the City of Manchester for roadway purposes recorded in Book 6968 at Page 48, (as vacated) by the Board of Aldermen of the City of Manchester by Ordinance No. 83-061, a certified copy of said Vacation recorded December 2, 1983 in Book 7563 at Page 6, in the Office of the Recorder of Deeds for St. Louis County, Missouri, and being part of an area reserved for Neighborhood Retail Stores, as shown on plat of "Baxter Acres Amended Plat No. 2", according to plat thereof recorded in Plat Book 93 at Pages 32 and 33 of the St. Louis County Records, and described as follows:

Beginning at a point on the Northern line of Manchester Road at its intersection with the Southwestern line of Vacated Baxter Road, 40 feet wide, thence along said Southwestern Road line the following bearings and distances: North 27 degrees 50 minutes 00 seconds West, 440.69 feet; North 40 degrees 24 minutes 00 seconds West, 122.29 feet and North 45 degrees 10 minutes 00 seconds West, 18.72 feet to a point on the Northern line of property described in Deed to the Western District of the Lutheran Church Missouri Synod, recorded Book 3540 at Page 487 of the St. Louis County Records; thence along said Northern line, North 89 degrees 11 minutes 00 seconds East, 0.21 feet to its intersection with the Southwestern line of Baxter Road, as relocated, thence along said Southwestern line South 60 degrees 35 minutes 16 seconds East, 119.96 feet to a point on the Northwestern line of vacated Baxter Road, as aforementioned, thence along said road line, South 40 degrees 24 minutes 00 seconds East, 32.63 feet and South 27 degrees 50 minutes 00 seconds East 35.79 feet to its intersection with the Northwestern line of property formerly of the City of Manchester recorded in Book 6968 at Page 48 of the St. Louis County Records, thence along said Northwestern line, North 62 degrees 10 minutes 01 seconds East, 47.05 feet to its intersection with the Southwestern line of Baxter Road, as relocated, thence along said Southwestern line the following: South 66 degrees 39 minutes 03 seconds East, 160.19 feet to a point of curve; thence Southeastwardly along a curve to the right having a radius of 673.20 feet an arc distance of 473.90 feet (the chord of which bears South 46 degrees 29 minutes 03 seconds East, 464.17 feet) to a point and South 5 degrees 32 minutes 36 seconds East, 35.11 feet to its intersection with the Northern line of Manchester Road, as aforementioned; thence along said Northern road line South 87 degrees 27 minutes 10 seconds West, 83.35 feet and North 86 degrees 13 minutes 00 seconds West; 290.31 feet to the point of beginning.

kc/reding/r01176.exa



Baxter Shops Parking Analysis

	Business	Use Type	Sq. Ft.	Required Parking	Total Parking Available
14501	El Maguey	Restaurant	3423	34	
14505	Smoothie King	Retail	860	4	
14511	Fantastic Sam's	Personal Service	1375	7	
14523A	Massage Envy	Personal Service	3400	17	
14523	CD One Price	Retail	3304	17	
111	Edward Jones	Office	840	2	
115	Mary Kay	Retail	737	4 *	
117	Vacant	Retail	2244	11 *	
119	Vacant	Retail	2095	10	
121	Orthodontist	Medical	1413	7	
127	Hunan Resturant	Restaurant	1300	13	
129	Baxter Dental	Medical	3091	15	
			24,082	142	191

* Calculations based on an assumption of a retail use.



ONE DAY. ONE PRICE. CLEAN.

History: CD One Price Cleaners, with headquarters in suburban Chicago has its roots in Houston, TX. The founders of the company first became involved in the dry cleaning industry in 1984 and since that time, the growing organization has been involved in every facet of the business. From real estate selection and store design to store operations and equipment refurbishment and distribution--the company has a broad range of experience.

The company relocated to Chicago from Houston in 2001 and has been rapidly expanding its one-price "superstore" concept. In just 11 years, the company has opened 31 stores in the Chicagoland area, with a few more under development, establishing a strong footprint in the critical Chicagoland market. In addition, the company has last year entered the Minneapolis market.

Service & Production: Our well-trained, uniformed staff members greet each customer with a smile and an ear for any special requests or specific garment problems. And while they are waiting for service, our customers can help themselves to a free cup of gourmet coffee. At CD One Price Cleaners, we value high levels of customer service because while our customers may be initially drawn by our low prices, they become long-term customers because of the quality of our service. In fact, all our laundered shirts are hand-finished, ensuring an outstanding finished product. Well-honed operational procedures and state-of-the-art equipment clean clothing quickly and efficiently and because all the cleaning is done on-site, customers can drop off in the morning before 10:00am and pick-up the same day at 5:00 at no extra charge. Our low prices drive customers to our stores, but it is the quality of our services that keep them coming back. With a foundation of over 15 years of experience in all facets of the dry cleaning industry, the staff at CD One Price Cleaners remains committed to continuous operational improvement. By honing the efficiency of our operation, we are able to deliver an outstanding finished product at a great price. Our stores are typically around 3000 square feet and are welcoming, well-lighted stores where the production process is in open view for our customers, not hidden in the back like a traditional dry cleaner. And the combination of efficient operational processes and the latest high tech, environmentally friendly cleaning equipment allows us to clean a large number of garments every day.



Environmental Responsibility: CD One Price Cleaners has been dedicated to conducting our business in an environmentally responsible and sustainable manner since we were founded in 2001. We are proud to say we meet and exceed all state, federal and EPA regulations. CD One Price Cleaners' commitment to environmental responsibility is driven by our sophisticated core business practices. We use modern, state-of-the-art equipment to conduct our business. We continue to be at the forefront of leading products that promote environmental responsibility. We work with state, federal and EPA officials to ensure we meet and exceed all environmental regulations. We are proud of our successful track record. We use a robust operations program to ensure our equipment is functioning at a high level. . We have dedicated employees

committed to on-going staff training and development and environmental regulation policies. We conduct regular training certification programs to educate staff on equipment maintenance and state and EPA environmental policies. We offer a hanger recycling program which has enabled us to recycle and re-use millions of hangers. We are committed to this program as well as to developing new recycling programs in the future. We are committed to continually reducing our consumption of electricity and natural gas. We strive to accomplish this goal through store design and equipment configuration improvements. CD One Price Cleaners is proud to communicate our environmental initiatives to the community. Through continued awareness and structured programs we will continue to conduct our business in an environmentally responsible and sustainable manner.

Customer Loyalty & Feedback: The CD One Price network of stores is signed up with Listen 360, an outside firm that specializes in customer feedback. New Customers are asked for their email address during the onboarding process. Once logged into the system, the e-mail address is sent to Listen 360. Listen 360 will then arbitrarily send periodic requests for customer feedback. . The simplicity and easy usability of the Listen 360 survey result in over 500 customer reviews per week! The results of the survey are sent to CD One Price Cleaners management team and franchise owners. The store operations team can use the feedback, which they receive on a daily basis to quickly and efficiently correct any store complaints, as well as, praise employees for jobs well done. Due to the quick response time to issues and continued priority of peak performance at each CD One Price location, building and retaining customer loyalty has become a part of everyday operation and service. It was as a result of customer feedback that the company initiated a credit card program and an email alert system to text customers when their cleaning is ready for pickup. CD One Price Cleaners is dedicated to the Total Customer Experience and receive a daily report card measuring their progress.

Location & Employees: CD One Price Locations are conveniently open from 7am to 7pm Monday through Saturday and 10:30am through 5pm on Sunday. During the production hours of 7am to around 3pm in the afternoon, there are 10-14 employees on-site. From the time production stops to closing of business each day, 5 employees will continue to facilitate drop-off and pick-ups. To oversee the entire facility, each location has 3 managers; an Assistant Manager, a Store Manager, and a Production Manager. On average, 90% of the employees are employed full-time and all managers are full-time employees. Typically, the peak hours for customer visits are during the morning and the evening when customers find it convenient to drop-off and pick-up before and after work. Throughout the day there is a steady flow of traffic as well. Each customer transaction, pick-up or drop-off, typically lasts only 2-3 minutes on average. During peak hours a CD One Price location may have 3-4 +/- customers either being serviced or waiting in line at a time.



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Compliance, L.L.C.

529 Westernmill Drive Chesterfield, MO 63017 * (314) 704-4724

Mr. Gene R. Holtzman
Hutkin Development
10829 Olive Blvd Ste 200
Saint Louis, MO 63141

December 14, 2014

RE: CD One Price Cleaners – 14523 Manchester Rd. – Baxter Shops

Dear Mr. Holtzman:

The CD One Price Cleaners is a drop off, on premise dry cleaning establishment that utilizes state of the art technology and advanced chemical formulations in the dry cleaning process. The proposed location is within the City of Manchester Missouri in the Baxter Shops Center.

The Manchester City Zoning map (2013) which is available on-line indicates that this property is located in the C-1 zoning district. Section 405.240 of the city zoning code provides a list of the permitted uses and special uses allowed in the C-1 zoning district. Section C, 5, F states "Laundry and dry cleaning, provided collection and distribution and on-site processing shall be contingent on review of process chemicals by the Building Official and Planning and Zoning Commission, to include adequate architecturally approved venting and flues."

I have included a spreadsheet analysis of the dry cleaning chemicals utilized in this facility which includes quantities and classification in accordance with the 2012 edition of the International Fire Prevention Code. Based upon this analysis the 2009 International Building Code (IBC) classifies a dry cleaner as an F-1 Moderate Hazard Use. It is my understanding that the building proposed to house this business is of type 2-B construction and is equipped throughout with an automatic fire suppression system. The existing building is a mixed use of M-mercantile and B-business uses. This tenant space is located on the end of the building with three exterior walls and is separated from the adjacent tenant with 1 hour fire resistance rated construction. The 2009 IBC does not require a fire rated separation between F-1 uses and M uses.

The following links provide information and forms to be used in the application for a special use permit:

Special Use Permit Guidelines: <http://www.manchestermo.gov/vertical/sites/%7B6F338B63-52EE-4FAE-BED8-05DD42A9F253%7D/uploads/%7B38C8BED3-B613-45AB-A36D-DAE827F58CCF%7D.PDF>

Special Use Permit Procedures: <http://www.manchestermo.gov/vertical/sites/%7B6F338B63-52EE-4FAE-BED8-05DD42A9F253%7D/uploads/%7BCAE8B3F7-70F9-4F0B-A374-2E889ECF8B05%7D.PDF>

Special Use Permit Application:
http://www.manchestermo.gov/vertical/sites/%7B6F338B63-52EE-4FAE-BED8-05DD42A9F253%7D/uploads/APP_Special_Use_Permit.pdf

Chemical Inventory - CD One Price Cleaners						Solvent Classification	
#	Chemical	Manufacturer	NFPA Classification			Quantity On Hand	2012 IFC Chapter 21
			Health	Flammability	Reactivity		
1	All-Star Instant Landry Starch	Allied Blending	0	1	0	50 lbs.	4
2	DF-2000 Fluid	Exxonmobil	1	2	1	75 gal. *	3-A
3	Easy-off	Reckitt Benckiser inc.	2	0	0	10 oz.	3-B
4	Eco-care LT Detergent	Ecolab Inc.	1	0	0	15 gal.	3-B
5	Dial Antibacterial Liquid Hand Soap	Dial Corp.	0	0	0	1 gal.	4
6	Fantastik All Purpose Cleaner	Johnson Diversey	1	0	0	4 gal.	3-B
7	Gelatone	R. R. Street & Co. Inc.	1	0	0	4 gal.	4
8	Multi-Spot	R. R. Street & Co. Inc.	2	1	0	1 gal.	3-B
9	Devour	R. R. Street & Co. Inc.	1	0	0	12 oz.	4
10	H2Pro Fabric Detergent	R. R. Street & Co. Inc.	1	0	0	15 gal.	4
11	H2Pro Fabric Conditioner	R. R. Street & Co. Inc.	1	0	0	15 gal.	4
12	H2Pro High Performance Detergent	R. R. Street & Co.	1	0	0	15 gal.	4
13	Spotless	R. R. Street & Co. Inc.	2	1	0	4 gal.	3-A
14	Mulsolite	R. R. Street & Co. Inc.	2	1	0	1 gal.	4
15	Picrin	R. R. Street & Co. Inc.	2	1	0	1 gal.	4
16	Pyratex LV	R. R. Street & Co. Inc.	2	1	1	2 gal.	3-B
17	Ready-Strip	R. R. Street & Co. Inc.	2	1	1	1 gal.	4
18	SC Johnson Paste Wax	SC Johnson	0	3	0	32 Oz.	1
19	Sodium Perborate	Harcos Chemicals	2	0	1	1 gal.	4
20	Steam Dragon	R. R. Street & Co. Inc.	2	0	1	5 gal.	4
21	StreePRO	R. R. Street & Co. Inc.	1	0	0	1 gal.	4
22	StreeTAN	R. R. Street & Co.	1	0	0	1 gal.	4
23	Streetex	R. R. Street & Co. Inc.	2	1	0	1 gal.	4
24	Tri Buff Sour	Advanced Blending, Inc.	1	0	1	15 gal.	4
25	Tri Supreme Alkali	Advanced Blending, Inc.	2	0	1	15 gal.	4
26	Suva Refrigerant - 134 A	Dupont	1	0	1	30 lbs. **	4

*Line Item 2: 65 gallons are in closed dryclean equipment system and 10 are in back-up inventory.
 **Line Item 26: All refrigerent in in closed dryclean equipment system and none in back-up inventory.

If you have any questions regarding this report, or if I may be of any further assistance in this matter, please do not hesitate to call.

Sincerely,

Joseph E. Moore

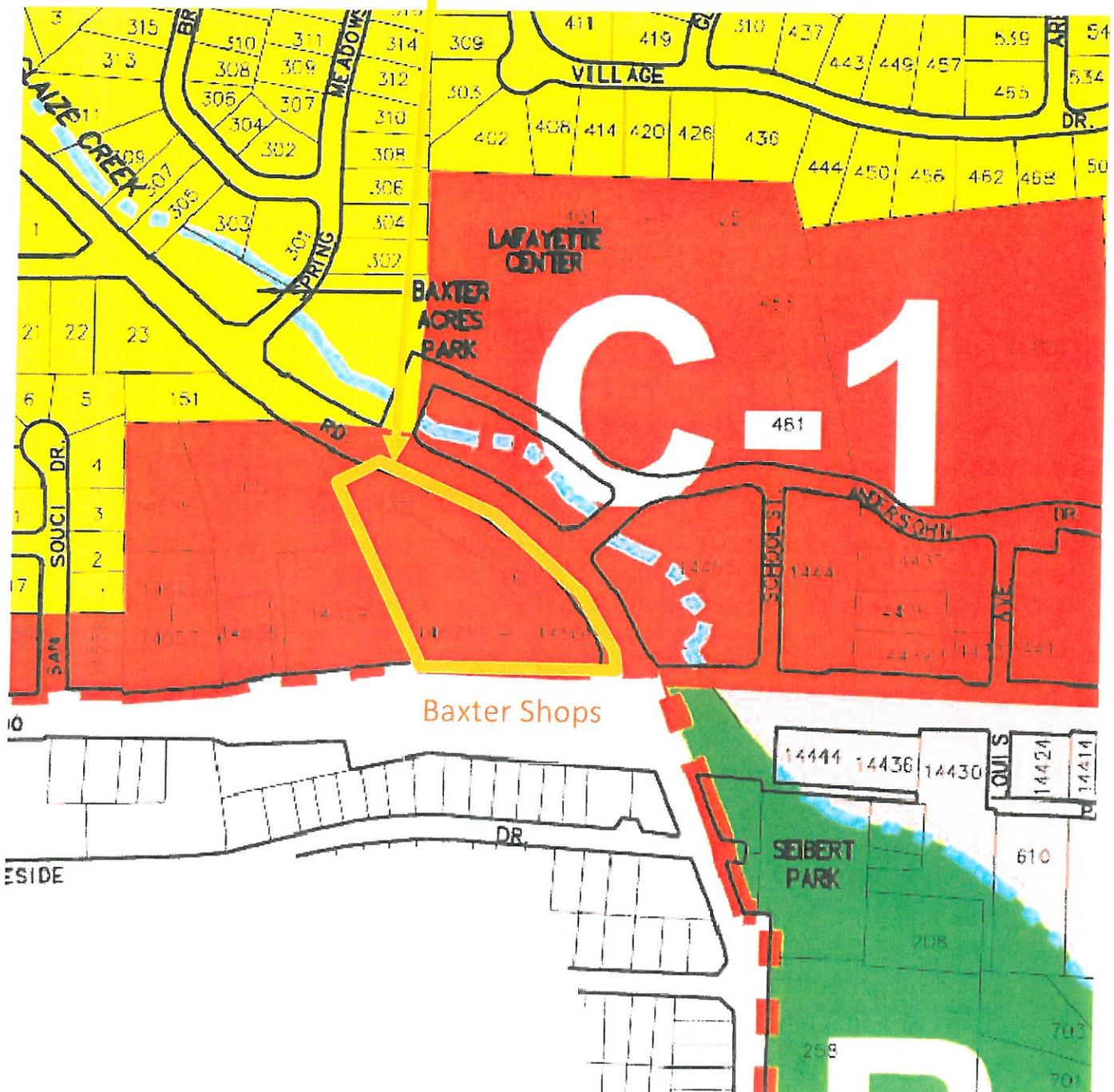
Joseph E. Moore, MCP
 President

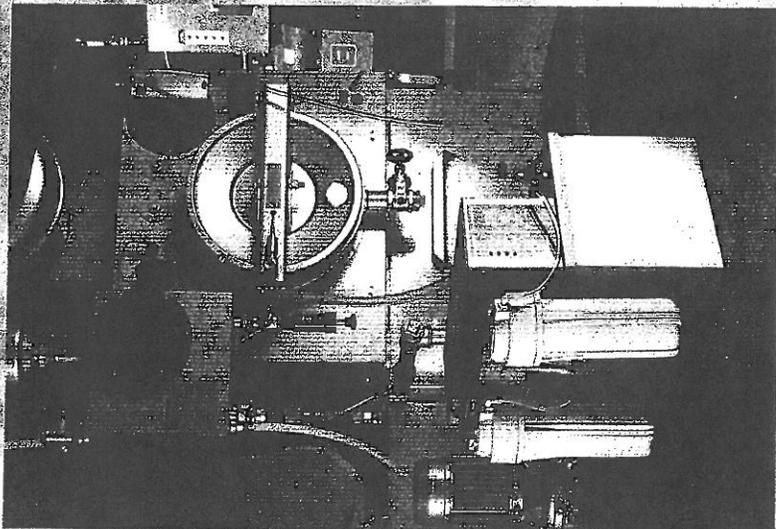
CASE #15-SUP-001

A request has been made by Mark Clements with Hutkin Development Company, on behalf of Sher Care Corporation, for a laundry and dry cleaning business, known as CD One Price Cleaners, to include collection, distribution, and on-site processing at

14523 Manchester Road.

The property is zoned C-1 Commercial District.





Zero Waste™
A DIVISION OF AIR QUALITY LABORATORIES

ZerOWASTE HX™
With heat exchange evaporator....

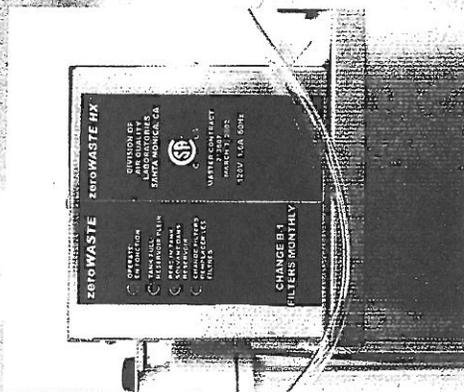
The **ONLY** waste water machine that meets or exceeds all current domestic and international regulations.*

*Including Environment Canada regulations for 2004

Most states and Canada are enforcing new, stricter regulations regarding your wastewater treatment. Substantial fines are in the future of any dry cleaner not using approved technology by January 2004.

NO WORRIES!

The zeroWASTE HX™ with its heat exchange evaporator technology is the only machine with the preferred process for treatment of hazardous wastewater. This is especially important in Northern climates where machines using the mixing process are particularly ineffective. The HX™ is the best protection you can get for your money.



IT TELLS YOU WHAT IT'S DOING.

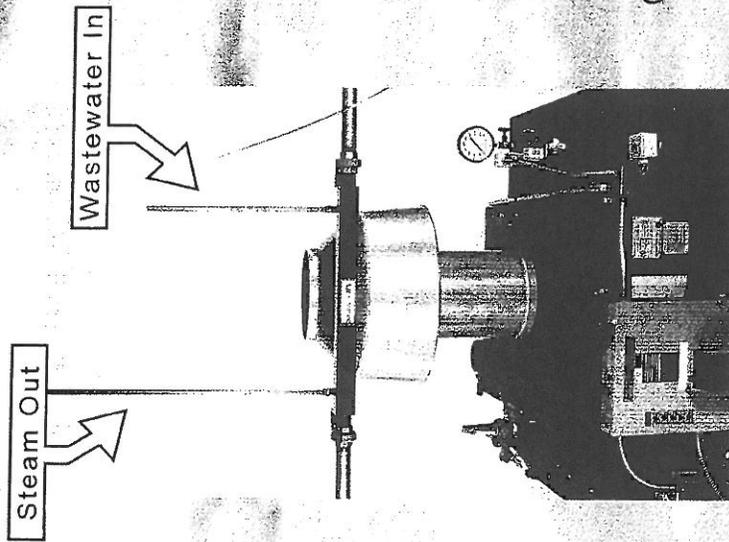
The HX™ is the only machine with secure Smart Functions that sense, alert and control critical wastewater and residue functions. It signals, loud and clear, when a gallon of pecc has accumulated. It will shut down if you forget to change a primary filter. It signals an operator with several warnings that cannot be ignored. And it is the only system that pressurizes the filters to get the most disbursement throughout the carbon, avoiding the 'channeling' problems of loose carbon filters.

A SAFE BET.

The smart money says don't risk failing an inspection. The HX™ is the only machine on the market that was designed with future regulations in mind. It's a small investment in your peace of mind, that your soil and nearby aquifers are protected.

DEPENDABLE PERFORMANCE!

The HX™ satisfies regulations by attaching directly to your dry cleaning machine. The setup is simple, because the heat exchanger works from your existing steam feed. And the whole unit is small enough to fit out-of-the-way with a footprint of only 12" x 16" and 16" tall.



PREPARE FOR INSPECTION.

Only zeroWASTE™ offers a FREE maintenance logbook (on request) to remind operators of scheduled maintenance, and document compliance when an inspector shows up. Inspectors are familiar with the dependable performance of the zeroWASTE HX™ and this simple maintenance logbook will help demonstrate your strict compliance. It's our gift to you, for making the smart choice - zeroWASTE HX™.

Unconditional 1-year warranty on all parts except replaceable filters and pump tubes.

ZeroWASTE
A Division of Air Quality Labs
928 7th St, Santa Monica, CA 90403

www.zerowaste.net
(800)467-3888 Fax (310) 398-5006



Proposed location of CD One Price Cleaners in Baxter Shops. This is the westernmost space. Photo is taken looking north from direction of Manchester Road.



Photo is taken looking east from the parking area west of Baxter Shops.

space up to 51% which this addition would be in compliance with as the overall increase of square footage would only be 24%. Since there will be no change in the enrollment of students there will be no changes in parking requirements and overall impact on the neighborhood. Staff confirmed that both setback and green space requirements will be met by this addition. The landscaping that is currently in front of the building will be extended to the new frontage once the addition is built. Staff does recommend approval based upon the condition that enrollment at the Academy remain at 60 students.

Alderman Clement inquired about whether the Academy is in the Henry historic district. Director Arnett stated that it is not in the historic district.

Commissioner Labit asked if there were handicap entrances at the school. Mrs. Darland stated that they do not currently have any handicap entrances to the school. Commissioner Labit asked if that would be something they plan to add with the new addition. Mrs. Darland said it had not been brought up to her in the past when she has had her annual inspections. Commissioner Labit asked if the city engineer had reviewed the plans. Director Arnett stated that Mrs. Darland did hire an architect to draw up plans according to current code but if she gets to St. Louis County and they require a handicap access she will be required to put one in at that time. Commissioner Labit asked Mrs. Darland if planned to use the new addition for after hours events. Mrs. Darland stated that they will still close at 6pm as always.

Commissioner Korte asked if the Academy was at maximum enrollment currently. Mrs. Darland said that they are at the maximum 60 student enrollment now and have been at that enrollment for most of her last 15 years at the Academy.

Commissioner Fluchel asked where the classrooms are located in the building. Mrs. Darland explained there are five classrooms in the building; three on the main floor, 1 upstairs and 1 downstairs. She also explained that the proposed addition would only be two large rooms but would not be classrooms. Commissioner Fluchel asked how close the neighbor on the side is to the building. Director Arnett stated that Academy is at 12.5 feet from the side yard boundary line so she would be in slight excess of 20 feet from the neighbors.

Mayor Willson made the motion to approve the site plan on CASE #15-SP-001 with the condition of a \$2500.00 deposit for construction and also that maximum enrollment remains at 60 students. Commissioner Labit seconded the motion; it was passed by voice vote. The vote taken was recorded as follows:

<u>Ayes</u>	<u>Nays</u>	<u>Abstentions</u>	<u>Excused</u>
5	0	0	2

- B. CASE #15-SUP-001** - A request for a Special Use Permit has been made by Mark Clements with Hutkin Development Company, on behalf of Sher Care Corporation and Sher Properties, L.L.C., for a laundry and dry cleaning business to include collection, distribution, and on-site processing at 14523 Manchester Road (Baxter Shops). The name of the proposed business is CD One Price Cleaners. The property is zoned C-1 Commercial District.

Speaking first for the case is Gene Holtzman with Hutkin Development, who manages the property at 14523 Manchester Road. He feels that the CD One Price Cleaners is a great fit at their location. There will be ample parking there for the proposed company. They have hired a code consultant to investigate compliance with building codes. Mr. Holtzman states they feel assured from the code consultant that there will be no detrimental impact to the location by allowing CD One Price Cleaners to occupy the space with the chemicals they use in their business.

Director Arnett stated that in the C-1 Commercial District laundry services that have on-site processing are allowed only by Special Use Permit and there is a special clause that it be reviewed for the chemicals being used and proper flues and venting. The issue that is unique to this use is that this cleaner does on-site processing which not all cleaners do. This petitioner is proposing the use of a hydrocarbon solvent which is more environmentally friendly than the tetrachloroethylene (perc) which 80% of dry-cleaners still use today. The hydrocarbon solvent used by CD One Cleaners is a less

caustic cleaner. Also CD One uses newer equipment which uses fewer chemicals. This translates to less storage of chemicals on-site. The Zero Waste close-system that the cleaners use only releases heat or water vapor which helps the department to be in support of the approval of the case. The flooring is sealed and has a lip that helps to contain if there does happen to be a chemical spill of some kind. All staff at the cleaners goes through thorough training on OSHA procedures as well as state, federal, and local guidelines on the clean up. Director Arnett stated she did contact the City of Naperville, IL, where CD One Price Cleaners currently has two (2) locations. They reported no code enforcement issues or neighbor/ customer complaints. Staff has reviewed the petitioner's request with the Fire Marshall of West County Fire District. The Fire Marshall concluded that compliance with International Fire Code can successfully be achieved by the petitioner at the proposed location. There is no indication that public safety or health would be adversely affected. Staff does support the favorable recommendation of the request with the condition if flues or vents are required as compliance with building or fire code that those are to be screened behind existing architectural features on the building.

Commissioner Korte asked for clarification on if St. Louis County would be the ones that decide if additional flues or venting would be required for the business.

Mike Corrao presented himself as the chief operating officer for CD One Price Cleaners. They have been in business since 2001. This would be their first store in the St. Louis area.

Commissioner Korte asked what their business hours would be. Mr. Corrao answered that the store would be open 7am – 7pm six days a week. If they do decide to be open on Sunday there would be no production on Sundays. Commissioner Korte asked if the solvents that are used in the cleaning would require annual inspections. Mr. Corrao stated that in Illinois there is an inspection once a year, however, they also have staff that does daily, weekly and monthly inspections of the machinery to make sure it is running properly. He also confirmed that when it does have an annual inspection they will maintain copies of those inspections.

Commissioner Smith asked about who would regulate the use and storage of chemicals. Director Arnett answered that the volume and manner by which the chemicals are stored is regulated by the Fire Code and International Building Code. When CD One Price Cleaners goes through their permitting for the interior finish of the building they will be reviewed for these procedures at that time.

Alderman Clement discussed with Mr. Corrao what type of signage he would like to use at the proposed location and what methods of advertising he would like to use.

Commissioner Labit asked Mr. Corrao how many dry-cleaning machines they plan to have on site. Mr. Corrao stated that they would have two machines for dry cleaning and 1 machine for laundry. Commissioner Labit discussed with Mr. Corrao how the zero waste process works.

Commissioner Fluchel made the motion to make a favorable recommendation to the Board of Alderman with the condition that any flues or ventilation would be screened from traffic on the street by existing architectural features of the building on CASE #15-SUP-001. Commissioner Labit seconded the motion; it was passed by voice vote. The vote taken was recorded as follows:

<u>Ayes</u>	<u>Nays</u>	<u>Abstentions</u>	<u>Excused</u>
5	0	0	2

C. CASE #15-TXT-001

A text amendment is proposed to the Development Standards (Signs) in the PBD Planned Business Development District and to the Supplementary Regulations – Sign Regulations of the City's Zoning Code.

Director Arnett explained that the text amendment to the zoning code first in the Planned Business District (PBD) section and then also to the general sign regulations. The PBD regulations were created in 2013; however during the practical application of the requirements it has been found that the sign regulations could use some updating and modification. A need was found to broaden some allowances

INTRODUCED BY ALDERMAN CLEMENT**BILL NO. 15-2211****ORDINANCE NO. 15-**

AN ORDINANCE AMENDING SECTION 405.285(E)(2)(e) OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER RELATING TO SIGNS IN THE PLANNED BUSINESS DISTRICT OF THE CITY OF MANCHESTER.

WHEREAS, City staff has heretofore brought before the City's Planning and Zoning Commission certain issues relating to signs in the Planned Business District of the City; and,

WHEREAS, the Planning and Zoning Commission did, after due consideration, recommend to the Board of Aldermen of the City of Manchester certain amendments to such sign regulations; and,

WHEREAS, the Board of Aldermen did, on the 2nd day of February, 2015, after publication of notice as required by the laws of the State of Missouri and the Ordinances of the City of Manchester, hold a public hearing all in accordance with the provisions of Section 405.770 of the Code of Ordinances of the City of Manchester, and, after conducting said public hearing, did take the proposed amendments under advisement; and,

WHEREAS, the Board of Aldermen of the City of Manchester, having fully considered the recommended changes to the current zoning regulations, does find that the proposed changes would be in the best interest of the public welfare of the community.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF MANCHESTER, STATE OF MISSOURI, AS FOLLOWS:

Section One: Section 405.285(E)(2)(e) of the Code of Ordinances is hereby amended so that it shall read, hereafter, as follows:

"e. Signs. Signs in the Planned Business Development District shall be restricted to 1) projecting signs, 2) wall signs, 3) window signs, 4) electronic message signs, 5) ground signs, 6) monument signs, and 7) directional signs. (Signs on awnings are covered in the next section.) They shall be placed so that they do not obstruct architectural elements and details that define the design of the building. Ground or monument signs, in general, are not an appropriate type of sign in a downtown area except for use in the front yard of a residence that has been converted to commercial use or, in the case of certain recognized uses where the building is not positioned near the edge of right-of-way.

(1) *Projecting signs.* The bottom edge of projecting signs for commercial buildings should be at least ten (10) feet above the sidewalk and project no more than three (3) feet from the surface of the building. They should not be placed above the cornice line of the first floor level unless they have a clearance of less than ten (10) feet. The sign area shall be limited to twenty-four (24) square feet. For residential-type buildings used for commercial purposes, projecting signs attached to the wall at the first floor or porch column are appropriate and should not be located higher than the top of the porch.

INTRODUCED BY ALDERMAN CLEMENT

BILL NO. 15-2211

ORDINANCE NO. 15-

(2) *Wall signs.* Flat wall signs for commercial buildings can be located above the storefront, within the frieze of the cornice, on covered transoms, or on the pier that frames display windows or generally on flat, unadorned surfaces of the facade or in areas clearly suitable for sign locations. For residential-type buildings used for commercial purposes, a flat sign attached to the wall at the first floor or between the porch columns is appropriate. Wall signs shall be no more than five percent (5%) of the outline of the wall that faces a street or parking area. No signs shall be painted on the buildings; however, wall murals for public art purposes shall be considered after careful review by the Building Official for compatibility with the District character.

(3) *Window signs.* Window signs (interior and exterior) should be approximately 5.5 feet above the sidewalk at the center point. Optional locations could include eighteen (18) inches from the top or the bottom of the display window glass. Window signs shall be permitted on the glazing of doors and on upper floor windows for separate building tenants. Window signs shall be limited to one window per wall and not exceed twenty-five percent (25%) of that window. Electronic message signs in windows shall be no more than two (2) square feet and only display whether the establishment is open or closed and time and temperature. There shall be no advertising with electronic message signs in windows.

(4) *Electronic Message Signs.*

a. An electronic message sign will only be allowed on a lot in excess of one (1) acre.

b. The location of the sign shall be erected only by attachment to or placement as a ground or monument sign. The ground or monument sign with an electronic message sign shall not exceed nine (9) feet in height. No electronic message signs shall be added to an existing or new pole, pylon, wall, or window signs.

c. The maximum area of such sign shall not exceed forty-five (45) square feet or fifty percent (50%) of the total sign area for the ground or monument sign, whichever is less. The base of the ground or monument sign shall not be included in the sign area calculations.

d. Only one (1) electronic message sign per establishment is allowed.

e. The leading edge of the sign shall be a minimum distance of one hundred (100) feet from an abutting City residential district boundary.

INTRODUCED BY ALDERMAN CLEMENT

BILL NO. 15-2211

ORDINANCE NO. 15-_____

- f. Animation that does not flash or blink may be used as background. This shall not include video signs which, in all circumstances, are prohibited.
- g. The text displayed per line on the message signs at any one (1) time shall be limited to fifteen (15) words.
- h. The use of flashing, blinking characters or continuous message movement is prohibited.
- i. The maximum brightness of electronic message signs shall not exceed five thousand (5,000) candelas per square meter during the daylight hours or five hundred (500) candelas per square meter between sunset to sunrise. The sign must have an automatic dimmer control or other photosensitive device which automatically adjusts the brightness and contrast of the sign from the higher allowed illumination level to the lower allowed level for the time period between one-half ($\frac{1}{2}$) hour before sunset and one-half ($\frac{1}{2}$) hour after sunrise.
- j. Any portion of the message must have a minimum duration of five (5) seconds and must be a static display. Transition time must be no longer than one (1) second.
- k. The message displayed on such sign may be changed no more than twice in any twelve-hour period.
- l. Electronic signs such as gas prices, time and temperature will not be restricted in frequency of message change but must follow all signage regulations set forth in this Chapter.
- m. Audio speakers or any form of pyrotechnics are prohibited.
- n. Changes to the text on an electronic message signs will not require subsequent permits, however, it is expected that all graphics and lettering shall meet the public decency standards of the City.
- o. Electronic message signs shall contain a default design that will freeze the design in one (1) position if a malfunction occurs.

INTRODUCED BY ALDERMAN CLEMENT

BILL NO. 15-2211

ORDINANCE NO. 15-_____

(5) *Ground Signs.*

- a. A ground sign shall not be erected so as to obstruct free access to, or egress from, any building.
- b. A ground sign shall not be set nearer to the street lot line than the established building line.
- c. The bottom capping of all ground signs shall be at least thirty (30) inches above the ground, but the intervening space may be filled with open lattice work or platform decorative trim.
- d. Not more than two (2) ground signs are allowed on the interior portion of a lot (i.e. not at the building lines) and each must be a minimum of thirty -five (35) feet from the property line. One (1) sign may not exceed fifty (50) square feet in size and a second sign shall not exceed twenty -five (25) square feet in size.
- e. In no event may any ground sign exceed fifty (50) square feet in size.
- f. Ground signs in the front yard of a residence that has been converted to commercial use shall be five (5) feet back from the property line and shall not exceed five (5) feet in height.

(6) *Monument Signs.*

- a. Each building or land use located on a separate lot or parcel of land within the District may have one (1) monument sign for each street the lot or parcel of land has frontage on.
- b. No monument sign shall exceed ten (10) feet in height or exceed fifty (50) square feet in sign area.
- c. Monument signs in the front yard of a residence that has been converted to commercial use, shall be five (5) feet back from the property line and shall not exceed five (5) feet in height.
- d. Monument signs shall be indirectly lit with a shielded light source and shall not be made of plastic or plexiglass.

INTRODUCED BY ALDERMAN CLEMENT

BILL NO. 15-2211

ORDINANCE NO. 15-_____

(7) *Directional Signs.*

a. Directional signs shall not exceed twelve (12) square feet in outline area per facing.

b. Directional signs shall not exceed five (5) feet in height, except those within the front yard setback which shall not exceed three (3) feet in height.

(8) *Temporary signage.* Refer to Section 405.320 (N) for these regulations.”

Section Three: Nothing in this Ordinance shall affect the remaining provisions of Chapter 405.285 of the Code of Ordinances of the City of Manchester.

Section Four: This Ordinance shall be in full force and effect from and after its passage and approval as provided by law.

PASSED AND APPROVED THIS _____ DAY OF _____, 2015.

CITY OF MANCHESTER, MISSOURI

By _____
Mayor

ATTEST:

City Clerk

APPROVED AS TO LEGAL FORM:

City Attorney



City of Manchester
14318 Manchester Road
Manchester, Missouri 63011

(636) 227-1385

PUBLIC HEARING NOTICE

The City of Manchester Board of Aldermen shall hold a public hearing on Monday February 2, 2015 at 7:00 p.m. at the Manchester Police Facility, 200 Highlands Boulevard Drive, to consider the following:

CASE #15-TXT-001 - A text amendment is proposed to modify signage regulations in the PBD Planned Business Development District Regulations and the Supplementary Regulations of the Zoning Code.

Agenda Item 9b

CITY OF MANCHESTER
PLANNING AND ZONING DEPARTMENT
PROJECT REPORT

Project Information

January 12, 2015

File Number: 15-TXT-001

Applicant: City of Manchester, Department of Planning & Zoning

Activity: Modifications to the City's PBD Planned Business Development District Regulations & General Sign Regulations

Zoning District: All Districts

Background

The City created the PBD Planned Business Development District last year. Following practical use of the sign portion of this code over the last year and the approval of new businesses to this area, Department staff has discovered that the sign regulations are in need of some modifications and updating. Included with this report is the existing code showing the proposed modifications that will accommodate the true business complexion of this District, while still enforcing quality signage in the City.

At the same time, the Department is recommending the modification to language within the Supplementary Regulations, relative to Signs, of the City's Zoning Code in regards to compliance with the BOCA Code. The BOCA Code is no longer in use by St. Louis County. The City's Zoning Code should reference compliance with the International Building Code, instead of BOCA.

Staff Comments

Included are the sections of the Zoning Code where modifications are proposed. Any new language is highlighted and any language that is being removed has been struck through.

Proposed revisions to Section 405.285. "PBD" Planned Business Development District of the City's Zoning Code:

405.285.E.2.e PBD; Development Standards; Building materials and design, Signage:

e. *Signs.* Signs in the Planned Business Development District shall be restricted to 1) projecting signs, 2) wall signs, 3) window signs, 4) electronic message signs, 5) ground signs, 6) monument signs, and 7) directional signs. (Signs on awnings are covered in the next section.) They shall be placed so that they do not obstruct architectural elements and details that define the design of the building. Ground or monument signs, in general, are not an appropriate type of sign in a downtown area except for use in the front yard of a residence that has been converted to commercial use or, in the case of certain recognized uses where the building is not positioned near the edge of right-of-way.

(1) *Projecting signs.* The bottom edge of projecting signs for commercial buildings should be at least ten (10) feet above the sidewalk and project no more than three (3) feet from the surface of the building. They should not be placed above the cornice line of the first floor level unless they have a clearance of less than ten (10) feet. The sign area shall be limited to twenty-four (24) square feet. For residential-type buildings used for commercial purposes, projecting signs attached to the wall at the first floor or porch column are appropriate and should not be located higher than the top of the porch.

(2) *Wall signs.* Flat wall signs for commercial buildings can be located above the storefront, within the frieze of the cornice, on covered transoms, or on the pier that frames display windows or generally on flat, unadorned surfaces of the facade or in areas clearly suitable for sign locations. For residential-type buildings used for commercial purposes, a flat sign attached to the wall at the first floor or between the porch columns is appropriate. Wall signs shall be no more than five percent (5%) of the outline of the wall that faces a street or parking area. No signs shall be painted on the buildings; however, wall murals for public art purposes shall be considered after careful review by the Building Official for compatibility with the District character.

(3) *Window signs.* Window signs (interior and exterior) should be approximately 5.5 feet above the sidewalk at the center point. Optional locations could include eighteen (18) inches from the top or the bottom of the display window glass. Window signs shall be permitted on the glazing of doors and on upper floor windows for separate building tenants. Window signs shall be limited to one window per wall and not exceed twenty-five percent (25%) of that window. Electronic message signs in windows shall be no more than two (2) square feet and only display whether the establishment is open or closed and time and temperature. There shall be no advertising with electronic message signs in windows.

Electronic Message Sign.

1. An electronic message sign will only be allowed on a lot in excess of one (1) acre.
2. The location of the sign shall be erected only by attachment to or placement as a ground or monument sign. The ground or monument sign with an electronic message sign shall not exceed nine (9) feet in height. No electronic message signs shall be added to an existing or new pole, pylon, wall, or window signs.
3. The maximum area of such sign shall not exceed forty-five (45) square feet or fifty percent (50%) of the total sign area for the ground or monument sign, whichever is less. The base of the ground or monument sign shall not be included in the sign area calculations.

4. Only one (1) electronic message sign per establishment is allowed.
5. The leading edge of the sign shall be a minimum distance of one hundred (100) feet from an abutting City residential district boundary.
6. Animation that does not flash or blink may be used as background in non-residential zone districts. This shall not include video signs which, in all circumstances, are prohibited.
7. The text displayed per line on the message signs at any one (1) time shall be limited to fifteen (15) words.
8. The use of flashing, blinking characters or continuous message movement is prohibited.
9. The maximum brightness of electronic message signs shall not exceed five thousand (5,000) candelas per square meter during the daylight hours or five hundred (500) candelas per square meter between sunset to sunrise. The sign must have an automatic dimmer control or other photosensitive device which automatically adjusts the brightness and contrast of the sign from the higher allowed illumination level to the lower allowed level for the time period between one-half (½) hour before sunset and one-half (½) hour after sunrise.
10. In non-residential districts ("C-1", "C-2", "H" and "PCD"), Any portion of the message must have a minimum duration of five (5) seconds and must be a static display. Transition time must be no longer than one (1) second.
11. In residential districts, The message displayed on such sign may be changed no more than twice in any twelve-hour period. Electronic signs shall not be allowed in any dwelling or home occupation. Churches and schools are allowed electronic signs provided that they comply with the regulations set forth in this Chapter.
12. Electronic signs such as gas prices, time and temperature will not be restricted in frequency of message change but must follow all signage regulations set forth in this Chapter.
13. Audio speakers or any form of pyrotechnics are prohibited.
14. Portable electronic signs will be allowed as temporary signs provided they comply with the temporary sign regulations set forth in this Chapter.
15. Changes to the text on an electronic message signs will not require subsequent permits, however, it is expected that all graphics and lettering shall meet the public decency standards of the City.
16. Electronic message signs shall contain a default design that will freeze the design in one (1) position if a malfunction occurs.

Ground Signs.

1. A ground sign shall not be erected so as to obstruct free access to, or egress from, any building.
2. A ground sign shall not be set nearer to the street lot line than the established building line.

Agenda Item ^{9b}

3. The bottom capping of all ground signs shall be at least thirty (30) inches above the ground, but the intervening space may be filled with open lattice work or platform decorative trim.
4. Not more than two (2) ground signs are allowed on the interior portion of a lot (i.e. not at the building lines) and each must be a minimum of thirty-five (35) feet from the property line. One (1) sign may not exceed fifty (50) square feet in size and a second sign shall not exceed twenty-five (25) square feet in size.
5. In no event may any ground sign exceed fifty (50) square feet in size.
6. Ground signs in the front yard of a residence that has been converted to commercial use shall be five (5) feet back from the property line and shall not exceed five (5) feet in height.

Monument Signs.

1. Each building or land use located on a separate lot or parcel of land within the District may have one (1) monument sign for each street the lot or parcel of land has frontage on.
2. No monument sign shall exceed ten (10) feet in height or exceed fifty (50) square feet in sign area.
3. Monument signs in the front yard of a residence that has been converted to commercial use, shall be five (5) feet back from the property line and shall not exceed five (5) feet in height.
4. Monument signs shall be indirectly lit with a shielded light source and shall not be made of plastic or plexiglass.

Directional Signs.

1. Directional signs shall not exceed twelve (12) square feet in outline area per facing.
2. Directional signs shall not exceed five (5) feet in height, except those within the front yard setback which shall not exceed three (3) feet in height.

(4) ~~Materials. Sign materials may be of wood, glass, gold leaf, raised individual metal or painted wood letters, and painted letters on wood, metal or glass. The use of foam molded letters, banners, plastic and plexiglass is prohibited. No signs shall be painted on the buildings; however, wall murals for public art purposes shall be considered after careful review by the appropriate authority for compatibility with the District character.~~

(5) ~~Illumination. Signs shall be indirectly lit with a shielded light source. Internally lit plastic molded signs are not permitted.~~

(6) ~~Temporary signage. Refer to Section 405.320 (N) for these regulations.~~

Proposed revisions to Section 405.320 Supplementary Regulations – Sign Regulations. Construction Requirements. of the City’s Zoning Code:

Replace ‘BOCA Code’ with ‘International Building Code’ in the following locations:

405.320.E.2 *Maintenance And Inspection.*

2. All signs for which a permit is required, together with all their supports, braces, guys and anchors, shall be kept in repair in accordance with the provisions of this Section and the International Building Code; and, when not galvanized or constructed of approved corrosion-resistive non-combustible materials, shall be painted when necessary to prevent corrosion.

405.320.G.1, 5, 6, & 7 *General Requirements for All Signs.*

1. All signs shall be designed and constructed in conformity to the provisions for materials, load and stresses of the International Building Code.

5. A sign shall not be erected, constructed or maintained so as to obstruct any fire escape, required exitway, window or door opening used as an element of a means of egress, or to prevent free passage from one (1) part of a roof to another part thereof or access thereto as required by the provisions of the International Building Code or for the fire-fighting forces having jurisdiction.

6. A sign shall not be attached in any form, shape or manner which will interfere with any opening required for ventilation by the provisions of the International Building Code, except that such signs may be erected in front of and may cover transom windows when not in violation of the provisions of this Section.

7. Wood, approved plastic or other materials of combustible characteristics similar to wood may be used for moldings, cappings, mailing blocks, letters and latticing when permitted in the International Building Code and for other purely ornamental features of signs.

caustic cleaner. Also CD One uses newer equipment which uses fewer chemicals. This translates to less storage of chemicals on-site. The Zero Waste close-system that the cleaners use only releases heat or water vapor which helps the department to be in support of the approval of the case. The flooring is sealed and has a lip that helps to contain if there does happen to be a chemical spill of some kind. All staff at the cleaners goes through thorough training on OSHA procedures as well as state, federal, and local guidelines on the clean up. Director Arnett stated she did contact the City of Naperville, IL, where CD One Price Cleaners currently has two (2) locations. They reported no code enforcement issues or neighbor/ customer complaints. Staff has reviewed the petitioner's request with the Fire Marshall of West County Fire District. The Fire Marshall concluded that compliance with International Fire Code can successfully be achieved by the petitioner at the proposed location. There is no indication that public safety or health would be adversely affected. Staff does support the favorable recommendation of the request with the condition if flues or vents are required as compliance with building or fire code that those are to be screened behind existing architectural features on the building.

Commissioner Korte asked for clarification on if St. Louis County would be the ones that decide if additional flues or venting would be required for the business.

Mike Corrao presented himself as the chief operating officer for CD One Price Cleaners. They have been in business since 2001. This would be their first store in the St. Louis area.

Commissioner Korte asked what their business hours would be. Mr. Corrao answered that the store would be open 7am – 7pm six days a week. If they do decide to be open on Sunday there would be no production on Sundays. Commissioner Korte asked if the solvents that are used in the cleaning would require annual inspections. Mr. Corrao stated that in Illinois there is an inspection once a year, however, they also have staff that does daily, weekly and monthly inspections of the machinery to make sure it is running properly. He also confirmed that when it does have an annual inspection they will maintain copies of those inspections.

Commissioner Smith asked about who would regulate the use and storage of chemicals. Director Arnett answered that the volume and manner by which the chemicals are stored is regulated by the Fire Code and International Building Code. When CD One Price Cleaners goes through their permitting for the interior finish of the building they will be reviewed for these procedures at that time.

Alderman Clement discussed with Mr. Corrao what type of signage he would like to use at the proposed location and what methods of advertising he would like to use.

Commissioner Labit asked Mr. Corrao how many dry-cleaning machines they plan to have on site. Mr. Corrao stated that they would have two machines for dry cleaning and 1 machine for laundry. Commissioner Labit discussed with Mr. Corrao how the zero waste process works.

Commissioner Fluchel made the motion to make a favorable recommendation to the Board of Alderman with the condition that any flues or ventilation would be screened from traffic on the street by existing architectural features of the building on CASE #15-SUP-001. Commissioner Labit seconded the motion; it was passed by voice vote. The vote taken was recorded as follows:

<u>Ayes</u>	<u>Nays</u>	<u>Abstentions</u>	<u>Excused</u>
5	0	0	2

C. CASE #15-TXT-001

A text amendment is proposed to the Development Standards (Signs) in the PBD Planned Business Development District and to the Supplementary Regulations – Sign Regulations of the City's Zoning Code.

Director Arnett explained that the text amendment to the zoning code first in the Planned Business District (PBD) section and then also to the general sign regulations. The PBD regulations were created in 2013; however during the practical application of the requirements it has been found that the sign regulations could use some updating and modification. A need was found to broaden some allowances

for signage on different types of properties in the PBD. The proposed changes to the ordinance bring the PBD regulations closer in line with the C-1 zoning district however, still more restrictive than the C-1 and still acknowledge the unique and historic characteristics of the PBD. Another change of this ordinance is to remove the reference to the BOCA code (Building Official's Code Administrators International). The BOCA code is no longer in use. St. Louis County uses the International Building Code for building permitting.

Alderman Clement discussed with Director Arnett how the Planned Business District sign requirements might compare with surrounding cities down Manchester Road.

Commissioner Smith made the motion to approve the text amendment for CASE #15-TXT-001. Commissioner Korte seconded the motion; it was passed by voice vote. The vote taken was recorded as follows:

<u>Ayes</u>	<u>Nays</u>	<u>Abstentions</u>	<u>Excused</u>
5	0	0	2

7. PLANNING AND ZONING DIRECTOR'S REPORT

Director Arnett shared with the Commission that there is a site plan approval case that is pending for the January 26th agenda. Also, the Commission will discuss at the next meeting the scheduling of the annual Planning & Zoning Commission dinner.

8. EX-OFFICIO'S REPORT

Alderman Clement stated Board of Alderman meetings have been brief. The last meeting had only 1 minor bill passed. Nothing further to report at this time.

9. COMMENTS FROM THE PLANNING AND ZONING COMMISSION

10. ADJOURNMENT

Commissioner Labit made the motion to adjourn the Planning and Zoning Commission meeting of January 12, 2014, at 8:32 p.m. Motion seconded by Commissioner Korte; motion approved by voice vote. The vote taken was recorded as follows:

<u>Ayes</u>	<u>Nays</u>	<u>Abstentions</u>	<u>Excused</u>
5	0	0	2

Respectfully submitted by:
Melissa Barklage, Recording Secretary

#

INTRODUCED BY ALDERMAN SCHRADER

BILL NO. 15-2212

ORDINANCE NO. 15-_____

AN ORDINANCE AMENDING CERTAIN PORTIONS OF SECTION 405.320 OF THE CODE OF ORDINANCES OF THE CITY OF MANCHESTER RELATING TO REFERENCES THEREIN TO THE BOCA CODE.

WHEREAS, City staff has heretofore brought before the City’s Planning and Zoning Commission certain issues relating to references in Section 405.320 of the Code of Ordinances to the BOCA Code; and,

WHEREAS, the Planning and Zoning Commission did, after due consideration, recommend to the Board of Aldermen of the City of Manchester certain amendm ents to such Code section, and,

WHEREAS, the Board of Aldermen did, on the 2nd day of February, 2015, after publication of notice as required by the laws of the State of Missouri and the Ordinances of the City of Manchester, hold a public hearing all in accordance with the provisions of Section 405.770 of the Code of Ordinances of the City of Manchester , and, after conducting said public hearing, did take the proposed amendments under advisement, and,

WHEREAS, the Board of Aldermen of the City of M anchester, having fully considered the recommended changes to the current zoning regulations, does find that the proposed changes would be in the best interest of the public welfare of the community.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF MANCHESTER, STATE OF MISSOURI, AS FOLLOWS:

Section One: Section 405.320.E.2 of the Code of Ordinances is hereby amended so that such Section shall read, hereafter, as follows:

“2. All signs for which a permit is required, together wit h all their supports, braces, guys and anchors, shall be kept in repair in accordance with the provisions of this Section and the International Building Code; and, when not galvanized or constructed of approved corrosion-resistive non-combustible materials, shall be painted when necessary to prevent corrosion.”

Section Two: Sections 405.320.G, sub-paragraphs 1, 5, 6, and 7 are each hereby amended so that such sub-paragraphs shall read, hereafter, as follows:

“1. All signs shall be designed and constructed in conformity to the provisions for materials, load and stresses of the International Building Code.

5. A sign shall not be erected, constructed or maintained so as to obstruct any fire escape, required exitway, window or door opening used as an element of a means of egress, or to prevent free passage from one (1) part of a roof to another part thereof or access thereto as required by the provisions of the International Building Code or for the fire-fighting forces having jurisdiction.

INTRODUCED BY ALDERMAN SCHRADER

BILL NO. 15-2212

ORDINANCE NO. 15-_____

6. A sign shall not be attached in any form, shape or manner which will interfere with any opening required for ventilation by the provisions of the International Building Code, except that such signs may be erected in front of and may cover transom windows when not in violation of the provisions of this Section.

7. Wood, approved plastic or other materials of combustible characteristics similar to wood may be used for moldings, cappings, mailing blocks, letters and latticing when permitted in the International Building Code and for other purely ornamental features of signs."

Section Three: Nothing in this Ordinance shall affect the remaining provisions of Chapter 405.320 of the Code of Ordinances of the City of Manchester.

Section Four: This Ordinance shall be in full force and effect from and after its passage and approval as provided by law.

PASSED AND APPROVED THIS _____ DAY OF _____, 2015.

CITY OF MANCHESTER, MISSOURI

By _____
Mayor

ATTEST:

City Clerk

APPROVED AS TO LEGAL FORM:

City Attorney

INTRODUCED BY ALDERMAN HAMILL
READ THE SECOND TIME BY ALDERMAN CLEMENT
FOR ALDERMAN HAMILL

BILL NO. 15-2213

ORDINANCE NO. 15-

AN ORDINANCE AUTHORIZING THE MAYOR TO EXECUTE ON BEHALF OF THE CITY OF MANCHESTER A CONTRACT WITH ST. LOUIS COUNTY, MISSOURI FOR MUNICIPAL ORDINANCE PROSECUTION IN THE ST. LOUIS COUNTY MUNICIPAL COURT'S MENTAL HEALTH/JAIL DIVERSION PROGRAM.

BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF MANCHESTER, STATE OF MISSOURI, AS FOLLOWS:

Section One: The Mayor is hereby authorized to execute a contract with St. Louis County, Missouri for municipal ordinance prosecution in the St. Louis County Municipal Court's Mental Health/Jail Diversion Program as set forth in the attached Contract marked as Exhibit "A" and made a part hereof as though fully set out herein.

Section Two: All attorneys employed by the St. Louis County Counselor's Office and designated by the St. Louis County Counselor are hereby appointed as Mental Health Court Prosecuting Attorneys for the City of Manchester, Missouri.

Section Three: All clerks and judges of St. Louis County Municipal Court are hereby appointed as Mental Health Court clerks and judges for the City of Manchester, Missouri.

Section Four: This Ordinance shall be in full force and effect from and after its passage and approval as provided by law.

PASSED AND APPROVED THIS _____ DAY OF _____, 2015.

CITY OF MANCHESTER, MISSOURI

By _____
Mayor

ATTEST:

City Clerk

APPROVED AS TO LEGAL FORM:

City Attorney

**CONTRACT FOR PROSECUTION OF MUNICIPAL ORDINANCES
IN ST. LOUIS COUNTY MUNICIPAL COURT'S
MENTAL HEALTH COURT PROGRAM**

THIS CONTRACT, entered into on _____ by and between the CITY OF MANCHESTER, MISSOURI, a municipality in St. Louis County Missouri, hereinafter referred to as CITY, and ST. LOUIS COUNTY, MISSOURI, a Charter County, hereinafter referred to as the COUNTY:

WITNESSETH THAT:

WHEREAS, the provisions of Section 70.210 to 70.320, inclusive, RSMo. 1994 empower municipalities and other political subdivisions to contract and cooperate with each other for a common service, and Section 2.180(20) 1979, St. Louis County Charter, provides that the County Council may authorize contracts between the COUNTY and an incorporated area for a common service; and

WHEREAS, Section 479.040 RSMo. permits a town within a county having a county municipal court to contract with that county to have the town's ordinances prosecuted, heard and determined in the county municipal court; and

WHEREAS, the prosecution of ordinance violations constitutes a service within the scope of the powers of the CITY and COUNTY; and

WHEREAS, the COUNTY is authorized to enter into this Contract by Section 105.110 SLCRO, 1974, as amended and Ordinance 22, 669: and

WHEREAS, the County operates the St. Louis County Municipal Court system which furthermore operates the St. Louis County Municipal Court's Mental Health Court/Jail Diversion Program; and

EXHIBIT "A"

WHEREAS, police services for the CITY are provided by MANCHESTER POLICE DEPARTMENT, which department is a member of the St. Louis County Crisis Intervention Team (CIT) Coordinating Council and which thereby has trained CIT officers to respond to and handle incidents within the CITY involving persons with possible mental illness; and

WHEREAS, the CITY desires its CIT officers to be able to apply for charges and prosecution of its ordinance violations, wherein a suspect has a possible mental illness, with the St. Louis County Municipal Court's Mental Health Court/Jail Diversion Program, and

WHEREAS, the CITY has enacted and approved Ordinance No. _____, a copy of which is attached hereto and made a part hereof, authorizing the CITY to execute this contract and to appoint any or all attorneys of the St. Louis County Counselor's Office, designated by the St. Louis County Counselor thereof, as Prosecuting Attorneys of said CITY:

NOW, THEREFORE, IT IS AGREED BY AND BETWEEN THE CITY AND THE COUNTY AS FOLLOWS:

(1) The COUNTY shall provide all personnel, services, equipment and facilities necessary for the hearing and determination of the CITY ordinance violations set in the St. Louis County Municipal Court's Mental Health Court/Jail Diversion Program as contemplated in Sections 489.040.4 and 66.010 RSMo.

(2) The COUNTY shall render to the CITY the general prosecution services in the enforcement of the ordinances of the CITY where the suspect has a perceived mental illness, as it now renders to all of unincorporated St. Louis County, including all appeals resulting therefrom.

(3) The attorneys of the St. Louis County Counselor's office shall, without detracting from their power and authority as members of the St. Louis County Counselor's Office, serve as

prosecuting attorneys of the CITY, and shall perform such duties as are required to prosecute municipal ordinances of the CITY where the suspect has a perceived mental illness and his charges are set in the St. Louis County Municipal Court's Mental Health Court/Jail Diversion Program.

(4) The clerks and judges of the St. Louis County Municipal Court shall perform such duties as are required to hear and determine municipal ordinance violations of the CITY which are set in the Mental Health Court/Jail Diversion Program.

(5) The COUNTY shall assess and collect all fines and costs generated by the hearing and determination of the municipal ordinance violations of the CITY which are set in the Mental Health Court/Jail Diversion Program. The COUNTY shall retain such fines as compensation for services rendered in accordance with paragraph (10) of this Contract. With regards to court costs, the COUNTY shall assess, collect and distribute such court costs as allowed or required by law, and shall retain the CITY'S share of such costs as further compensation for this contract.

(6) If the CITY uses the Care System for its police reports, CITY will give the COUNTY Mental Health Court Prosecutor access to that system for retrieval of relevant reports..

(7) Applications for charges shall be sent (preferably by e-mail) to the prosecutor of the Mental Health Court. Simultaneously, with each application for charges, a certified copy of the CITY'S pertinent ordinance provision and corresponding penalty provision must be provided to the Mental Health Court Prosecutor because all such charges must be charged under the CITY'S ordinances.

(8) If the CITY desires to initiate prosecution through complaints and/or informations, the CITY shall provide all documents, information, witnesses and materials necessary to such prosecution, and the CITY shall otherwise cooperate with the COUNTY in the

provision of such documents, information, witnesses or materials as may be necessary for said prosecution.

(9) Any such charges placed in the Mental Health Court/Jail Diversion Program, which the COUNTY decides at some point, need to be removed from said Mental Health Court/Jail Diversion Program, shall be placed on a regular docket of the St. Louis County Municipal Court for any further necessary prosecution and disposition.

(10) Once the case is referred to St. Louis County for handling, the COUNTY shall receive all fines and costs generated by the prosecution of that case under the terms of this Contract. The CITY hereby assigns the COUNTY the said amount, to be retained by the COUNTY as such fines and costs are collected. In addition, the CITY shall pay the COUNTY for the services set out herein, \$300.00 per person referred and accepted on the Mental Health Court, up to a maximum of \$3,000.00/year regardless of total number of referred persons accepted within that year.

(11) Either party may terminate this Contract at any time by giving the other party sixty (60) days prior written notice.

(12) This Contract shall take effect from and after the passage and approval of the authorizing ordinance by both the CITY and COUNTY, whichever is later and shall continue for one year. It is further agreed by the parties that should they wish to enter into a similar contract for such services for the year succeeding this contract and years subsequent thereto but are unable, within thirty (30) days of the expiration of the contract, to agree on the terms of any such renewal, the terms of the present contract shall continue in effect until such time as either the parties reach an agreement on the said terms, and subject to appropriation by the CITY, or one of the parties elects to terminate by giving the other party sixty (60) days prior written notice.

IN WITNESS HEREOF, both parties have affixed their signatures to this Contract.

CITY OF MANCHESTER, MISSOURI

ST. LOUIS COUNTY, MISSOURI

By _____
Mayor

By _____
County Executive

ATTEST:

ATTEST:

Clerk

County Clerk

APPROVED AS TO FORM:

APPROVED:

Attorney

County Counselor

APPROVED:

Accounting Officer

APPROVED:

St. Louis County
Municipal Court Administrator

INTRODUCED BY ALDERMAN STEVENS

RESOLUTION NO. 15-

A RESOLUTION ACCEPTING THE BID OF LIFEGUARDS UNLIMITED, INC. IN AN AMOUNT NOT TO EXCEED ONE HUNDRED SEVENTY THOUSAND FOUR HUNDRED DOLLARS (\$170,400.00) FOR ALL LABOR, MATERIALS, TOOLS, AND EXPENDABLE EQUIPMENT NECESSARY FOR THE MANAGEMENT AND OPERATION OF THE MANCHESTER AQUATIC CENTER IN 2015 AND AUTHORIZING THE CITY ADMINISTRATOR OF THE CITY OF MANCHESTER TO ENTER INTO A CONTRACT THEREFOR.

WHEREAS, on January 9, 2014, the City of Manchester requested bids for all labor, tools, and expendable equipment necessary for the management and operation of the Manchester Aquatic Center for the year 2014, with an option for the years 2015 and 2016; and,

WHEREAS, in response to the City's request, five (5) firms, including Lifeguards Unlimited, Inc. submitted bids; and,

WHEREAS, the Director of Parks and Recreation has reviewed the submitted bid and believes that the bid submitted by Lifeguards Unlimited, Inc. is the lowest responsible bid.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF MANCHESTER, STATE OF MISSOURI AS FOLLOWS:

Section One: The bid of Lifeguards Unlimited, Inc. in an amount not to exceed One Hundred Seventy Thousand Four Hundred Dollars (\$170,400.00) for all labor, materials, tools, and expendable equipment necessary for the management and operation of the Manchester Aquatic Center in 2015 is hereby accepted and approved.

Section Two: A copy of the bid proposal of Lifeguards Unlimited, Inc. is attached to this Resolution and is incorporated herein by reference thereto and marked Exhibit "A".

Section Three: The City Administrator is hereby authorized and directed to enter into a contract on behalf of the City with Lifeguards Unlimited, Inc. for the management and operation of the Manchester Aquatic Center in 2015.

Section Four: This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED AND APPROVED THIS ____ DAY OF _____, 2015.

CITY OF MANCHESTER, MISSOURI

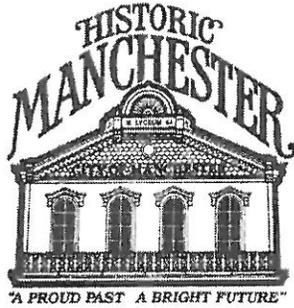
Mayor

ST:

City Clerk

TO LEGAL FORM:

By



City of Manchester
Parks & Recreation
 636-391-6326 • 636-391-0467 (fax)
 359 Old Meramec Station Road
 Manchester, Missouri 63021
 parks@manchestermo.gov

To: Andy Hixson, City Administrator
 From: Eileen Collins, Director of Parks and Recreation
 Subject: Pool Management Bid
 Date: February 4, 2015

On January 9, 2014 bids were received for Pool Management Services for the aquatic center. Five companies, submitted bids however, only Lifeguards Unlimited and Midwest Pool Management met all of the bid specifications.

After an in depth review of their bid, Lifeguard Unlimited was selected in 2014. The bid stipulated the contract would be valid for one year with a renewal option for 2015 and 2016. So, based on their service and performance, I would also like to utilize the option on the bid for 2015 and recommend Lifeguards Unlimited.

The bids for 2015 are as follows:

	<u>Management Fee</u>		<u>Maximum Base Salary</u>		<u>Total</u>
Lifeguards Unlimited	\$46,800	+	\$123,600	=	\$ 170,400
Midwest Pool Mgmt.	\$45,888	+	\$134,245	=	\$ 180,133

The 2015 budget has allocated \$170,400 for pool management services therefore, based on the bid totals, I am recommending we accept the option for 2015 in the amount, not to exceed \$170,400 from Lifeguards Unlimited.

Please contact me at your earliest convenience should you have any questions.

**CITY OF MANCHESTER BID FORM
PART II "SALARY BUDGET"**

Exhibit "A"

The undersigned, having examined and being familiar with the conditions affecting the service desired to be performed as outlined in the specifications and other contract documents relating to the Manchester Aquatic Center, hereby proposes and agrees to perform everything required and to provide and furnish any and all labor, including: managers, assistant managers, lifeguards, shallow water guards for swim/dive team practice and meets, swim lessons and recreational swimming in a safe and efficient manner in strict accordance with aforementioned contract document for the sum hereafter specified.

MAXIMUM BASE SALARY

	2014	2015	2016
Maximum Base Salary	\$ <u>114,500</u>	\$ <u>123,600</u>	\$ <u>121,500</u>
Manager (Per Hour)	\$ <u>14.50</u>	\$ <u>14.95</u>	\$ <u>15.40</u>
Assistant Manager (Per Hour)	\$ <u>12.00</u>	\$ <u>12.35</u>	\$ <u>12.75</u>
Lifeguard (Per Hour)	\$ <u>9.75</u>	\$ <u>10.04</u>	\$ <u>10.34</u>

SALARIES FOR SPECIAL EVENTS – (If different from regular salary fee)

Contractor shall provide cost to furnish staff (guards and managers) for rentals and special events when the facility would otherwise be closed to the general public.

<u>List Fee Per Hour</u>	2014	2015	2016
Manager	\$ <u>14.50</u>	\$ <u>14.95</u>	\$ <u>15.40</u>
Assistant Manager	\$ <u>12.00</u>	\$ <u>12.35</u>	\$ <u>12.75</u>
Lifeguard	\$ <u>9.75</u>	\$ <u>10.04</u>	\$ <u>10.34</u>

Note: Staffing for private rentals will be negotiated on the number of staff needed, depending on:

- 1) number of people in attendance for the rental
- 2) pool(s) rented.

**CITY OF MANCHESTER BID FORM C
PART I "MANAGEMENT FEE"**

The undersigned, having examined and being familiar with the conditions affecting the service desired to be performed as outlined in the specifications and other contract documents relating to the Manchester Aquatic Center, hereby proposes and agrees to perform everything required and to provide and furnish any and all labor, materials, tools, and expendable equipment necessary to operate the Aquatic Center in a safe, healthy, sanitary and efficient manner, in strict accordance with aforementioned contract documents for the sum hereafter specified.

The Contractor agrees to provide all items as listed in the accompanying specifications as part of the base bid "Management Fee."

	2014	2015	2016
May 15	\$ <u>9,060</u>	\$ <u>9,360</u>	\$ <u>9,580</u>
June 15	\$ <u>9,060</u>	\$ <u>9,360</u>	\$ <u>9,580</u>
July 15	\$ <u>9,060</u>	\$ <u>9,360</u>	\$ <u>9,580</u>
August 15	\$ <u>9,060</u>	\$ <u>9,360</u>	\$ <u>9,580</u>
September 15	\$ <u>9,060</u>	\$ <u>9,360</u>	\$ <u>9,580</u>
Total Management Fee Bid	\$ <u>45,300</u>	\$ <u>46,800</u>	\$ <u>47,900</u>

Accompanying this bid is a Bid Bond – (Certified Check) (Cashier's Check) – in the amount of \$ 8,800, representing approximately 5% of the bid price, made payable without condition to the City of Manchester, and it is agreed that the bid security shall be retained as liquidated damages for the delay and extra expense caused to the City of Manchester if the undersigned fails to execute the contract and furnish the bond required by the contract documents.

Taxes. The Contract amount as stated above includes all sales taxes, excise taxes, and other taxes, for all materials and appliances subject to and upon which taxes are levied.

Dated this 9th day of January, 2014.

BID OF Lifeguards Unlimited, Inc.

UNDER THE LAWS OF THE STATE OF Missouri

A PARTNERSHIP CONSISTING OF *

AN INDIVIDUAL TRADING AS *

A JOINT VENTURE CONSISTING AS

* Insert Corporation(s), partnership or individual, as applicable.